

September 4, 2001

Board Of Directors Meeting

1. Meeting called to order at 7:30 p.m.
2. Brief discussion regarding the annual homeowners assoc. meeting. Logistics and time frames mentioned. Meeting to be scheduled for late October and is to be held at Elk Creek Elementary School.
3. Brent Ballard is to call a H.O.M.E. representative to make sure that all DR homeowners who mailed a check to the organization received a refund (minus a small legal/administrative fee).
4. The status of culverts in DR was discussed. At least two of them need to be dug out. Larry Hall has already scheduled a meeting with Vision Land for tomorrow regarding other issues, and will discuss the culverts situation with them when they arrive tomorrow.
5. The issue of possibly amending the covenants to allow dogs on previously dog-restricted lots came to a conclusion. Per Fred Wells (DRHOA's attorney), The Board of Directors nor the Association as a whole has the power to change or modify this provision. It is part of the Official Development Plan for Douglass Ranch which was imposed by Jefferson County. Jefferson County had and has the authority to do so based on Colorado statute regarding the Wildlife Habitat Protection Area.
6. The annual homeowners' meeting agenda is to be discussed at the next Board meeting.
7. The items remaining to be resolved re: the Thulin's lot are as follows: the temporary power pole needs to be removed, 3-5 pine beetle killed trees need to be removed, and some of the slash on the grounds need removal.
8. It was noted that there is a small erosion issue that Dan Barth needs to rectify on the Gentiles' (sp?) lot.
9. Greg Wamboldt has requested permission to build a temporary skating rink on his property. The plans he has verbally relayed to Bryan Collier seem to be within DR covenants, but Greg will submit written plans for verification.
10. A surveyor will be contracted to find a suitable site near the Spooner lot for placement of a sign re: access to Douglass Ranch Open Space. "No pets allowed" to be incorporated in the sign.
11. Meeting adjourned at 9:40