

ECHPOA

January 7, 2015

ECHPOA MEETING MINUTES FOR JANUARY 7, 2015

The meeting of ECHPOA was called to order by Paul Ellis at 7:12 p.m.

Minutes from the December meeting were read by Felix Beall. There was an error in the Treasurer's Report for the "total expenses" calculation that was corrected by Karen Ellis. Motion to accept the minutes as corrected was made by Walt Wark and seconded by Meg Wood, motion carried.

Treasurer's report was read by Felix as follows. Motion to accept report was made by Karen and seconded by Meg, motion carried.

December 3, 2014

Fish Fund	\$ 1,669.79
General Fund	14,490.49
Checking Account	\$16,160.28

Income:

Membership Dues

Fishing Permits

Fish Food Machine

Corral	\$ 385.00
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OTHER:

Total Income:	\$ 385.00
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Expenses:

Colorado Natural Gas	\$ 227.27	Oct – Nov & Nov – Dec gas bill
IREA	\$ 152.36	November – December electric bill

OTHER:

A to Z Roofing	\$ 7,434.00	Replace Association Building Roof
Felix Beall	\$ 59.90	Crown Awards
Paul Ellis	\$ 35.15	Fishing Badges
Total Expenses:	\$ 7,908.68	

January 7, 2015

Fish Fund	\$ 1,669.79
General Fund	6,966.81
Checking Account	\$ 8,636.60

Activities Report at this time there is no chairperson. Upcoming Winter Fest Potluck and Skating Party was discussed. Dale and Karen will run this gathering since no one has stepped forward to be activities chairperson. Supplies were checked by Dale and Meg. Walt will scrape ice on pond with ATV. He will also bring firewood for the fire pit. Ken will call the fire company with permit number and times. Party will begin at 12:00 noon on Saturday, January 31st.

Blog report by Karen stated there were four new articles and seven pictures this month. Blog had 300 hits this month which is slightly lower than normal. Felix made a motion to accept report, seconded by Ken, motion carried.

Building report by Felix stated there is nothing new at this point. Discussion and questions about a \$200.00 refund check received from the insurance company for permit fees. The check belongs to ECHPOA and will be deposited. Motion to accept report was made by Karen, seconded by Ken, motion carried.

Bulletin Board report, it was stated by Walt that 4 of the 5 meeting flyers flew away in Sunday/Monday wind storms. They were replaced Monday afternoon. Paul suggested making lexan covers, screwed to boards, to protect the flyers. He will work on design and installation. Ken would like to see a phone number for contact information on all publicity material in addition to the web site address. Charles Banks name and number are currently on monthly flyers, flume ads, and blog. Ken's suggestion will be incorporated into next year's Newsletter and welcome letter. Motion to accept report was made by Ken, seconded by Walt, motion carried.

Corral report was given by Meg. There are currently eight horses. All horses were cleared by the state vet and there is no quarantine. Jeff will continue to be the contact person. Motion to accept report was made by Karen, seconded by Walt, motion carried.

Membership report, it was stated by Dale that Membership for 2015 as of January 7th was 11 members, 9 with fishing passes. Felix made a motion to accept report, seconded by Ken, motion carried.

Pond report, it was stated by Paul that ice covered pond and water is still flowing in. Dock gangway is ready to be assembled and attached to dock in the spring. Paul is looking into railings for gangway.

No old business

New business:

Karen stated that 363 Newsletters were mailed and so far we have had 5 returns. The cost breakdown is \$1.68 per Newsletter.

Meeting was adjourned at 8:02 p.m.

[BLOG AT WORDPRESS.COM.](http://echpoa.wordpress.com)

ECHPOA

February 4, 2015

ECHPOA MEETING MINUTES FOR FEBRUARY 4, 2015

A discussion was held before the meeting to address the corral electric usage and invoicing of that expense. The number of horses, number of water tank heaters, and which horses had access to which tanks were reviewed. After looking into several methods to calculate the number of shares per horse to divide the electric usage, it was agreed by the majority to continue with the share formula developed by Karen Ellis. This method was deemed to be the most fair and equitable for all horse owners.

President Charles Banks called the meeting to order at 7:35 p.m.

The minutes of the previous meeting were read by Paul Ellis. Motion to accept the minutes was made by Karen Ellis and seconded by Walt Wark. The motion carried.

Treasurer's Report was read by Paul. Motion to accept report was made Karen, seconded by Rick Smidt. The motion carried.

January 7, 2015

Fish Fund	\$ 1,669.79
General Fund	6,966.81
Checking Account	\$ 8,636.60

Income:

Membership Dues	\$ 1,365.00
Fishing Permits	\$ 700.00
Fish Food Machine	
Corral	\$ 464.70

OTHER:

Scottsdale Insurance	\$ 200.00
Donations	\$ 110.00
Total Income:	\$ 2,839.70

Expenses:

Colorado Natural Gas	\$ 153.49	December – January gas bill
IREA	\$ 182.92	December – January electric bill

OTHER:

Karen Ellis	\$ 690.25	Printing newsletters, stamps, seals
Total Expenses:	\$ 1,026.66	

February 4, 2015 44 members, 31 with fishing permits

Fish Fund	\$ 2,369.79
General Fund	8,079.85
Checking Account	\$10,449.64

Activities Report was given by Dale Wark. Winter Fest pot luck on January 31st had 25 people attend. There was an assortment of great food, desserts, and people. Motion to accept report was made by Karen, seconded by Rick. The motion carried.

Blog Report was given by Karen. There were 339 hits, 3 new articles and 5 new pictures. That is about the average number of blog views. Karen is to be commended for the 1st class job she does. Motion to accept report was made by Paul, seconded by Walt. The motion carried.

Building Report. There was no building report because Felix Beall was not at the meeting. Charles asked members to develop a written priority list of building maintenance projects to look into for the future. Some suggestions were to fix the door knob, stabilize front steps, tables, buffet shelf, window plastic covering, and carpet. Karen made a motion to accept, Paul seconded. The motion carried.

Bulletin Board Report was given by Paul. The new heavy plastic covers attached with screws for monthly flyers seem to be working; flyers have not been torn off boards by the wind. Paul will make covers for all 5 bulletin boards. Motion to accept report was made by Karen, seconded by Paul. The motion carried.

Corral Report was given by Meg Wood. We currently have 6 horses because 2 horses are temporarily away for training until June or July. At that time we will be back up to capacity with 8 horses. Herb described how the current sheds need improvements especially the roofs. It was brought up that the corral needs to deal with manure removal in the spring. Meg will investigate options. That will be a priority to control flies, smell, horse viruses and water pollution. The corral is the only area of ECHPOA that brings money in each month, all year and a consensus to upgrade was discussed. The discussion about using the share formula to invoice the corral electric usage was confirmed to remain the same. Motion was made by Paul to accept the report, seconded by Rick. The motion carried.

Membership Report was given by Dale. As of February 4th we had 46 members, 33 of those also had fishing permits. That is ahead of last year's count. We hope the trend continues. Motion was made by Karen to accept the report, seconded by Walt. The motion carried.

Pond Report was given by Charles. The ice on the pond is 9-11 inches thick; measurements were made with an ice auger on January 31st by Paul and Walt. The creek is still running so pond should be very healthy. Charles will call the hatchery for a fish delivery the 1st week of June. Motion was made by Paul to accept the report, seconded by Karen. The motion carried.

Old Business: We have had 21 Newsletters returned by the Post Office for various reasons. 12 have been re-sent with verified new addresses. Originally we mailed out 363 Newsletters. Karen will no longer try to re-send returns.

New Business: Paul brought up the fact that we should probably buy a fire proof box to store important documents such as the deed, insurance policies, etc.

Charles made a motion to adjourn the meeting at 8:25 p.m., seconded by Meg. The motion carried.

The ballots were counted by Paul and Charles. Board members will be: Charles Banks, Felix Beall, Jeff DeBerry, Paul Ellis, and Karen Ellis. Alternate board member is Dale Walt.

[BLOG AT WORDPRESS.COM.](https://echpoa.wordpress.com/meeting-minutes/february-4-2015/)

ECHPOA

March 4, 2015

ECHPOA MEETING MINUTES FOR MARCH 4, 2015

Meeting was called to order by Charles Banks at 7:08 p.m. New officers were announced as follows:

Charles Banks – President

Jeff DeBerry – Vice President

Karen Ellis – Secretary/Treasurer

Paul Ellis – Board

Felix Beall – Board

Dale Wark – Alternate Board

Minutes of February 4th were read by Dale. Motion to accept the minutes was made by Jeff, seconded by Walt Wark. Motion carried.

Treasurer's Report was read by Karen. Motion to accept was made by Jeff, seconded by Walt. Motion carried.

February 4, 2015

Fish Fund	\$ 2,369.79
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General Fund	8,079.85
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Checking Account	\$10,449.64
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Income:

Membership Dues	\$ 210.00
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Fishing Permits	\$ 125.00
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Fish Food Machine

Corral	\$ 493.21
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OTHER:

Building Rental	\$ 50.00
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Donations	\$ 15.00
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Total Income:	\$ 893.21
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Expenses:

Colorado Natural Gas	\$ 96.36	January – February gas bill
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IREA	\$ 125.10	January – February electric bill
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OTHER:

Park County Treasurer	\$ 844.60	2014 Property Taxes
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Charles Banks	\$ 34.85	New dead bolt and rekeying
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Total Expenses:	\$ 1,100.91
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March 4, 2015 51 members, 36 with fishing permits

Fish Fund	\$ 2,494.79
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General Fund 7,747.15

Checking Account **\$10,241.94**

Activities Report – The next social function will be The Summer BBQ and Pot Luck on June 13th. There was a complaint from the building rental on February 28th about the refrigerator and garbage disposal not working. The refrigerator just needed to change plug into another outlet. Dead outlet will be marked for future use.

Blog Report was given by Karen. There were 252 hits with 5 new articles and 18 new pictures. She said that is slightly less than most months. Charles said, “What a super, professional job Karen does and we appreciate her hard work.” Motion to accept report was made by Paul, seconded by Betty Perdew. Motion carried.

Building Report – Felix was not at the meeting, no report was given. Charles would still like to see a written list of recommendations for building repairs.

Bulletin Board Report was given by Paul. He reported every bulletin board now has heavy plastic covers for notices. It was discussed to add brochure boxes with lids for ECHPOA Informational brochures. It was also suggested to make labels for notice covers with ECHPOA Use Only. Motion to accept report was made by Jeff, seconded by Theresa Murphy. Motion carried.

Corral Report was given by Jeff. He reported there are 6 horses at present with 2 horses away for training. Full payment is expected to hold spots for the 2 horses. Jeff, Paul, and Walt will work on solar water heater tanks this weekend. Electricity at corral needs to be checked out. Breaker boxes and plugs are not up to standards. Corral also needs work on re-siding of sheds and roofs. Bryan Murphy and Meg Wood will look into manure removal options. They will ask Felix about electrical work before looking into hiring a contractor. The Insurance Company will be called to check if any of the repairs would be covered. Charles asked the corral people to come up with a priority list of repairs. Charles mentioned that the well water is included in the monthly fee. Motion to accept report was made by Theresa and seconded by Karen. Motion carried.

Membership Report was given by Karen. She stated we have 51 members, 36 also have fishing permits. Motion to accept report was made by Jeff, seconded by Walt. Motion carried.

Pond Report was given by Charles. He reported the ice is 10 inches thick on the pond, creek is still running so pond should be very healthy. It was noted that the lid on the overflow is slightly open but should not be a problem. Motion to accept the report was made by Paul, seconded by Theresa. Motion carried.

Old Business – Charles reported the door knobs are fixed. He would like to see members write a wish list of repairs to be made. The deck needs inspection and some repairs. Paul will look into garbage disposal hook up this weekend.

New Business – Ken and Betty Perdew would like to hang their service plaque in the association building. It was agreed to as a great idea as long as their picture is hung too.

Motion to adjourn meeting at 8:02 p.m. was made by Meg, seconded by Walt. Motion carried.

[BLOG AT WORDPRESS.COM.](https://echpoa.wordpress.com/meeting-minutes/march-4-2015/)

ECHPOA

Special Meeting – March 28th

Meeting began at 2:05 pm and was lead by Charles Banks.

The purpose of this meeting was to provide information and discuss a federal grant that is being offered to our community for fire mitigation. Monitored by the Colorado State Forest Service, and the Platte Canyon Fire Department, a contractor would perform the fire mitigation for any property owner willing to participate while community volunteers would provide the slash removal from the property to the road/street with the mutual goal of our neighborhood reaching and maintaining the status of a Firewise Community.

Charles explained that Aspen trees are not considered for this mitigation and are not considered to contribute to wild fires because of their high moisture content.

There have already been federal grants provided for the KZ Ranch and Deer Creek Valley communities and for quite a bit of the National Forest area around us, now they want to do our community.

This grant would provide mitigation at no cost to the property owner, volunteers are asked to take the slash to designated areas close to a road or street. These piles of slash would later be picked up and chipped.

The forest service is using a \$25 per person per man hour to calculate a volunteer basis. The more volunteers we have the more money will be granted.

Property owners will need to request mitigation first; those who do not request this service will not be provided this service. At some point the forest service will assess their property and mark trees that need to go, and the property owner has final say as to which trees are to be mitigated. If the owner has a favorite tree that they do not want cut, the forest service will not cut it even though it had been marked.

As the deadline to commit to this grant proposal is April 1st, Jeff De Berry (Vice President) and Charles Banks (President) decided to go ahead and commit to providing 10% of the cost of mitigating our community in volunteer man hours. John Van Doren, president of KZ Ranch Association, said it was not difficult to provide up to 40%.

Mitigation will continue until it is done, most of KZ Ranch is done, but is still continuing even with this new grant proposal. Project for KZ Ranch has been worked on for 2 to 3 years, with 5 acre properties taking more time.

During mitigation, and upon request from property owners, any trees cut will be blocked, but not split, for fire wood while the slash will be chipped later.

Mitigation will be done on a first come first served basis; in the order in which property owners sign up to request mitigation. We are requesting you put in as much volunteer time as you can for those unable to volunteer due to physical restrictions and with the benefit for the community as a whole in mind.

Fire mitigation suggestions are at least 15 feet from any structures, not the trunk, but any limbs. The Fire Department, during a wild fire, will look at the houses that can be saved. Having mitigation done will give your house a better chance. They assess each property; color coded red, yellow, green. You can ask the fire department what color designation your property has. The State Forest Service representative said it might be easier to get property insurance, rates may go down, if we become a firewise community.

Comments were made on current mitigation expenses privately paid; \$300-400 per tree, and \$1,800 for slash removal only.

Charles asked for a vote, whether an ECHPOA member or not, to as whether the community should participate in this program, even though he and Jeff have already made the commitment. There were 20 people in attendance and all 20 agreed to go forward with it.

Look for more details as to how and when to sign up. This is a win-win situation! Mitigation at no cost to the property owner, only volunteer man hours, and our community is safer from spreading wild fires.

Meeting ended at 3:00 pm.

To view the 2 handouts provided at the meeting, click on the following titles:

1. [Protecting Your Home from Wildfire: Creating Wildfire-Defensible Zones](https://echpoa.files.wordpress.com/2015/03/protecting-your-home-from-wildfire.pdf) (<https://echpoa.files.wordpress.com/2015/03/protecting-your-home-from-wildfire.pdf>)
2. [Fuel Break Guidelines for Forested Subdivisions & Communities](https://echpoa.files.wordpress.com/2015/03/fuel-break-guidelines.pdf) (<https://echpoa.files.wordpress.com/2015/03/fuel-break-guidelines.pdf>)

ECHPOA

April 1, 2015

ECHPOA MEETING MINUTES FOR APRIL 1, 2015

The ECHPOA meeting was called to order by Charles Banks at 7:11 p.m.

Minutes of March 4th were read by Karen Ellis. There was one minor correction about the electrical outlet in kitchen. Motion was made by Paul Ellis, seconded by Jeff DeBerry to accept the minutes. Motion carried.

Treasurer's Report was read by Karen. Motion to accept was made by Walt Wark, seconded by Felix Beall. Motion carried.

March 4, 2015

Fish Fund	\$ 2,494.79
General Fund	7,747.15
Checking Account	\$10,241.94

Income:

Membership Dues	\$ 280.00
Fishing Permits	\$ 175.00
Fish Food Machine	
Corral	\$ 418.01

OTHER:

Total Income:	\$ 873.01
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Expenses:

Colorado Natural Gas	\$ 105.46	February – March gas bill
IREA	\$ 41.62	February – March electric bill

OTHER:

Alan Bowman	\$ 937.50	Horse Corral grading and berm placement
Total Expenses:	\$ 1,084.58	

April 1, 2015 58 members, 43 with fishing permits

Fish Fund	\$ 2,669.79
General Fund	7,360.58
Checking Account	\$10,030.37

Activities Report was given by Dale Wark. The summer BBQ is the next social gathering. A volunteer letter has been developed. Motion to accept was made by Karen, seconded by Paul. Motion carried.

Blog Report was given by Karen. There were 6 articles, 7 new pictures and 2 new pages. There were 335 hits. It is important to check the blog for updates and information. Motion to accept was made by Betty Perdew, seconded by Ken Perdew. Motion carried.

Building Report was given by Felix. He is going to get price quotes on new double pane windows and sliding glass door. Discussion was had about framing a new door in basement and installing rain gutters. Garbage disposal and receptacle in kitchen have been fixed. Karen and Paul donated assorted lumber that can be used to fix front steps. Motion to accept was made by Paul, seconded by Jeff. Motion carried.

Bulletin Board Report was given by Paul. Ken mentioned that holes have developed in front of the mailboxes and need to be filled. Jeff will look into using fill dirt from the corral. Sharon Alferts donated a drag to smooth dirt. Motion to accept was made by Dale, seconded by Meg Wood. Motion carried.

Corral Report was given by Jeff. A great deal of grading work and berm placement was done by Alan Bowman. Sand for arena is probably coming on Friday. The first solar tank heater is almost done, with 3-4 more to follow. Grass seeding will start in May. Manure removal remains the biggest concern because of pollution, smell, flies, and bacteria. Electrical issues will be looked at by Felix. He will also look at the feasibility of buying a tractor. At this time only corral members are allowed in the arena. Motion to accept was made by Ken, seconded by Karen. Motion carried.

Deputy Report was given by Jeff. He reminded everyone to be careful on the roads. There have been several fatal accidents lately on US 285 near Shaffers Crossing. There is a red flag warning in South Park for fire danger. Code enforcement is moving on illegal marijuana grows. Motion to accept was made by Meg, seconded by Karen. Motion carried.

Membership Report was given by Karen. As of April 1st we had 58 members and 43 with fishing. That is slightly ahead of last year. Motion to accept was made by Paul, seconded by Jeff. Motion carried.

Pond Report was given by Charles. The ice is gone, creek is still running, and the water is clear. He is going to decrease the number of fish to be delivered the first week of June as there are still many fish in the pond. Paul is floating the dock and gangway about 9:00 on Saturday. Motion to accept was made by Ken, seconded by Betty. Motion carried.

Old Business, there was none.

New Business, there was none.

A motion to adjourn the meeting at 8:45 p.m. was made by Ken, seconded by Jeff. Motion carried.

[BLOG AT WORDPRESS.COM.](http://echpoa.wordpress.com)

ECHPOA

May 6, 2015

ECHPOA MEETING MINUTES FOR MAY 6, 2015

The meeting was called to order at 7:15 p.m., by President Charles Banks.

Minutes from the April 4th meeting were read by Karen Ellis. Motion was made by Paul Ellis to accept the minutes, seconded by Jeff DeBerry and carried.

Treasurers Report was read by Karen. Motion to accept was made by Dale Walt and seconded by Jeff. Motion carried.

April 1, 2015

Fish Fund	\$ 2,669.79
General Fund	7,360.58
Checking Account	\$10,030.37

Income:

Membership Dues	\$ 385.00
Fishing Permits	\$ 275.00
Fish Food Machine	
Corral	\$ 411.48

OTHER:

Total Income:	\$ 1,071.48
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Expenses:

Colorado Natural Gas	\$ 67.80	March – April gas bill
IREA	\$ 69.64	March – April electric bill

OTHER:

Total Expenses:	\$ 137.44
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May 6, 2015 67 members, 52 with fishing permits

Fish Fund	\$ 2,944.79
General Fund	8,019.62
Checking Account	\$10,964.41

Activities Report was given by Dale. The next social event is the BBQ scheduled for June 13th. Jeff and Dale will look into catered meats instead of hamburgers and hot dogs. The budget would be \$240.00. A decision will be made at next meeting. Dale received a call from a volunteer to help set up and clean up. Motion to accept was made by Rick Smidt and seconded by Karen. The motion carried.

Blog Report was given by Karen. There were 4 new articles, 23 pictures, 1 new page, and 357 hits, which is average. Motion to accept the report was given by Dale and seconded by Jeff. The motion carried.

Building Report was given by Charles. Felix Beall had called Charles with the estimates for sliding glass doors and windows above those doors. The estimates were between \$1300.00-\$2900.00 for the windows and \$2400.00-\$5200.00 for the doors. Felix suggested we check Home Depot. Paul suggested installing plexiglass over the odd shaped windows. He will follow up on that idea and get cost estimates. Motion to accept the report was given by Karen, seconded by Walt Wark. The motion carried.

Bulletin Board Report was given by Karen. Paul has made one membership brochure box and has attached it to the Association Building. He is working on 4 more for the bulletin boards. The BBQ flyers will be put up two weeks before June 13th. Motion to accept report was given by Betty Perdew, seconded by Jeff. The motion carried.

Corral Report was given by Jeff. Donated grass seed was put down before the snow storms. Five gates are freshly painted. We currently have 8 horses. We may lose 2 horses unless we approve a 9th horse. Ivan Erwin will look into the feasibility and land use for a 9th horse. Felix looked at the electric around the corral. The wiring is old and needs updating. Paul got estimates for shed roofs. Cost would be \$750.00-\$800.00 per shed. He investigated do it yourself roofing and found we could do all three sheds for approximately \$785. Ken made a motion to allocate money for the project, seconded by Karen. The motion carried. D&D roofing donated foam sheets for the stock tank solar heaters. There is no word on the sand delivery. Paul presented a power point program on managing manure after the meeting. Motion to accept the report was made by Paul, seconded by Karen. The motion carried.

Deputy Report was made by Jeff. He reminded us to always be aware of the fire danger even with all the moisture we have received. Motion to accept report was made by Ken Perdew, seconded by Rick. The motion carried.

Membership Report was given by Karen. We currently have 67 members / 52 with fishing passes. That is slightly higher than this time last year. Motion to accept report was given by Jeff, seconded by Walt. The motion carried.

Pond Report was given by Charles. The pond had been very clear until heavy rains. One overflow is open, 2nd overflow needs to be opened. Paul will work on that this weekend. The fishing is not good yet. Pond will be stocked 1st week of June. We may have to move dock because of high water. Motion to accept report was made by Jeff, seconded by Rick. The motion carried.

Old Business There was no old business.

New Business There was no new business.

Motion to adjourn the meeting was made by Ivan, seconded by Walt at 8:25 p.m. The motion carried.

[BLOG AT WORDPRESS.COM.](https://echpoa.wordpress.com/meeting-minutes/may-6-2015/)

ECHPOA

June 3, 2015

ECHPOA MEETING MINUTES FOR JUNE 3, 2015

The meeting was called to order by Vice President Jeff DeBerry at 7:05 p.m.

Minutes of the May 6th meeting were read by Jeff. Motion to accept the minutes as read was made by Paul Ellis and seconded by Dale Wark. The motion carried.

Treasurer's Report was read by Karen Ellis. Motion to accept report was made by Brad Burk and seconded by Paul. The motion carried.

May 6, 2015

Fish Fund	\$ 2,944.79
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General Fund	<u>8,019.62</u>
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Checking Account	\$10,964.41
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Income:

Membership Dues	\$ 280.00
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Fishing Permits	\$ 200.00
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Fish Food Machine	
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Corral	<u>\$ 550.87</u>
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OTHER:

Total Income:	\$ 1,030.87
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Expenses:

Colorado Natural Gas	\$ 62.61	April – May gas bill
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IREA	<u>\$ 57.90</u>	April – May electric bill
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OTHER:

Total Expenses:	\$ 120.51
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June 3, 2015 75 members, 60 with fishing permits

Fish Fund	\$ 3,144.79
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General Fund	<u>8,729.98</u>
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Checking Account	\$11,874.77
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Activities Report was made by Dale. Cabin Creek BBQ in Conifer was contacted to get prices for pulled pork and beef brisket. Jeff and Bryan Murphy looked into smoking meats for the BBQ on June 13th. It was decided to try Cabin Creek using the same \$250.00 budget as last year. The building will be cleaned and tables set up on June 11th. Paul made a motion to accept, seconded by Karen. The motion carried.

Blog Report was given by Karen. There were five new articles, two new pictures, and one new page. There were 617 hits which is double the usual amount. Motion to accept report was given by Paul and seconded by Jeff. The motion carried.

Building Report was given by Paul. The plastic is up on the inside of the high windows at a minimal expense compared to replacement. Paul recommends eventually replacing the outside of the double pane glass with heavy lexan. Motion to accept the report was given by Bryan and seconded by Cristina Burk. The motion carried.

Bulletin Board Report was given by Karen. The five brochure boxes are up. Jeff asked to have the missing person flyers removed. Motion to accept the report was given by Bryan and seconded by Stan Willman. The motion carried.

Corral Report was given by Jeff. There are currently seven horses, Herb Swindler is paying monthly rent to hold the additional spot. Paul, Jeff, and Walt are picking up the shed roofing supplies on Friday. A work day will be scheduled. Brad had questions about the need for rain gutters. Free mulch is available, take all you need. Motion to accept was made by Bryan, seconded by Rick Smidt. The motion carried.

Deputy Report was given by Jeff. He had a press release from Park County Sheriff's Department. Please call hot line with any concerns about illegal marijuana grows. Motion to accept report was given by Brad, seconded by Bryan. The motion carried.

Pond Report The hatchery delivered the fish on Monday. They said to feed heavily in the beginning. Paul pulled the plug on the overflow a while back. Ken Perdew said it is now time to put it back on so pond level doesn't keep dropping. The water is still flowing in and cloudy. Motion to accept the report was made by Brad and seconded by Karen. The motion carried.

Old Business Paul will contact Felix Beall about the electric issues at the corral.

New Business Brad had a brochure about plants adapted to high altitude. It will be put on the blog. Crow Hill Insurance is having a Shred-a-Thon on July 11th from 9-12.

Motion to adjourn meeting at 8:02 p.m. was made by Paul and seconded by Bryan. The motion carried.

[BLOG AT WORDPRESS.COM.](http://echpoa.wordpress.com)

ECHPOA

July 1, 2015

ECHPOA MEETING MINUTES FOR July 1, 2015

The meeting was called to order by President Charles Banks at 7:12 p.m.

Minutes of the June 3rd meeting and Treasurer's Report Paper copies of both reports were made available on each table and read silently by those attending. Motion to accept both reports was made by Ken Perdew and seconded by Paul Ellis. The motion carried.

June 3, 2015

Fish Fund	\$ 3,144.79
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General Fund	<u>8,729.98</u>
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Checking Account	\$11,874.77
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Income:

Membership Dues	\$ 175.00
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Fishing Permits	\$ 150.00
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Fish Food Machine	
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Corral	<u>\$ 243.33</u>
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OTHER:

Total Income:	\$ 568.33
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Expenses:

Colorado Natural Gas	\$ 44.45	May – June gas bill
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IREA	\$ 26.16	May – June electric bill
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OTHER:

Liley Fisheries, Inc.	\$ 1,043.48	Trout to stock pond and fish food
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Paul Ellis	\$ 1,346.79*
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*(Material reimbursement for: shelter roofs=\$747.30, window repair=\$307.82, office supplies=\$158.04, water tank box=\$63.04, gangway parts=\$52.70, and kitchen repair=\$17.89)

Dale Wark	<u>\$ 244.16</u>	Summer BBQ meat and supplies
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Total Expenses:	\$ 2,705.04
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July 1, 2015 80 members, 66 with fishing permits

Fish Fund	\$ 2,251.31
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General Fund	<u>7,486.75</u>
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Checking Account	\$ 9,738.06
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Activities Report The BBQ was very successful with about 50 people attending. Thank you to Bryan Murphy and Jeff DeBerry for all of their help with the pulled pork and beef brisket sandwiches. Dale Wark recommended adding small bottles of water next year. Motion to accept the report was made by Paul and seconded by Karen Ellis. The motion carried.

Blog Report Karen reported there were 456 hits which is less than last month's 617, but still above average. There were 9 new articles, 30 pictures and 2 pages added. Motion to accept the report was made by Sharon Alfes and seconded by Walt Wark. The motion carried.

Building Report Felix Beall called Charles with nothing to report on building improvements. Karen reported discussing with Joe Samu many possible construction projects to enhance the association building. A prioritized list needs to be submitted and weighed against our budget. We will need to recruit and organize volunteers to help with our many projects. Charles has generously donated the following power tools to the association: table saw, miter saw, scroll saw, saw horses, 6' ladder. These will be stored in the association building and available for members to use. We can't thank Charles enough! These tools will definitely be used and greatly appreciated. Motion to accept report was made by Paul and seconded by Karen. The motion carried.

Bulletin Board Report Dale reported that 2 of the membership brochure boxes had to be refilled. Motion to accept report was made by Mike Felix and seconded by Walt. The motion carried.

Corral Report Paul noted that Jeff DeBerry and several others have built steps using railroad ties as part of an obstacle course that will mimic trail rides for horse training. A program of fly control is in place using parasitic wasps. Paul would like to buy special thermometers to test the progress of manure composting. Mike noted that air pumped through the manure speeds up the composting. Motion to accept the report and purchase was made by Mike and seconded by Walt. The motion carried.

Pond Report Charles said the creek flow has slowed down, the pond level is holding and the water is clearing up. Charles had to address some regulation violators who were chumming and cleaning fish on the picnic table. No Cut Throat trout were available for stocking this year. The pond has an area where silt is filling in a deep hole by the dock. One barrel needs to be checked and possibly replaced under the gangway. Mike will supply a new barrel. A sign will be placed on the dock that advises parents that no child under 13 is allowed on the dock without supervision. Motion to accept the report was made by Mike and seconded by Sharon. The motion carried.

Old Business Reminder of July 11th Shred-a-Thon at Crow Hill Insurance.

New Business Charles suggested looking into whether or not the Covenants could be eliminated. Our Covenants were written and filed with the Clerk and Recorder of Park County in December, 1970, by the Tatum-Reese Development Corporation for the Elk Creek Highlands / Meadows subdivisions. Our Covenants is considered a legal contract between privately owned property and the developer. At this time the Tatum-Reese Development Corporation no longer exists. ECHPOA will need contact the county lawyer regarding this suggestion.

Karen asked about possible rental properties for next summer. Several suggestions were made.

Charles announced that he has sold his house and will be moving to Michigan by the end of June. This leaves a vacancy on the Board and a Manager for the Pond. The Board is actively seeking volunteers for these positions. There was a discussion about the proper procedure to fill these positions. We certainly want to thank Charles for all that he has done and given to the ECHPOA, and will miss seeing him sitting in his lawn chair, fishing, down at the pond! We wish Charles and his wife great happiness as they start their next adventure!

Motion to adjourn the meeting at 8:45 p.m. was made by Paul and seconded by Walt. The motion carried.

[BLOG AT WORDPRESS.COM.](https://echpoa.wordpress.com/blog-at-wordpress-com/)

ECHPOA

August 4, 2015

ECHPOA MEETING MINUTES FOR August 4, 2015

The meeting was called to order by Vice President Jeff DeBerry at 7:09 p.m.

Minutes of the July 1st meeting were read by Jeff. Motion to accept the minutes as read was made by Karen Ellis and seconded by Bryan Murphy. The motion carried.

Treasurer's Report was read by Karen Ellis. Motion to accept the minutes as read was made, seconded and carried.

July 1, 2015

Fish Fund \$ 2,251.31

General Fund 7,486.75

Checking Account **\$ 9,738.06**

Income:

Membership Dues \$ 105.00

Fishing Permits \$ 100.00

Fish Food Machine \$ 124.50

Corral \$ 285.32

OTHER:

Total Income: **\$ 614.82**

Expenses:

Colorado Natural Gas \$ 41.84 June – July gas bill

IREA \$ 25.82 June – July electric bill

OTHER:

Paul Ellis \$ 59.87*

*(Thermometers for composting=\$33.00, Buckets, lids, and scoops for fish food=\$26.87)

Total Expenses: **\$ 127.53**

August 5, 2015 85 members, 72 with fishing permits

Fish Fund \$ 2,448.94

General Fund 7,776.41

Checking Account **\$10,225.35**

Activities Report Dale Wark reported there are no social events until the October 24th Hot, Sweet, & Spooky Harvest Fest. Motion to accept the report was made by Ken Perdew and seconded by Karen. The motion carried.

Blog Report Karen reported 383 hits, 5 articles, 4 new pictures and 1 new page. The count is down from last month but still above average. Motion to accept the report was made by Dale Wark and seconded by Bryan. The motion carried.

Building Report Felix Beall reported that the front steps have been repaired. Next week he will be adding the hand rails. The next project will be GFCI outlets in the corrals and lighting in the hay building. Motion to accept the report was made by Paul Ellis and seconded by Bryan. The motion carried.

Bulletin Board Report Karen reported that the brochure boxes had to be filled twice. The last several new members have used the brochure to join. Motion to accept the report was made by Jeff and seconded by Bryan. The motion carried.

Corral Report Jeff reported that there are currently 7 horses but all eight spaces are reserved. The roofs have been removed from two sheds. Saturday morning volunteers will put the new roofing materials up. Motion to accept the report was made by Walt Wark and seconded by Bryan. The motion carried.

Pond Report Karen reported we are still looking for a pond manager. Mary Robertson is doing trash pickup and feeding the fish once a week. A safety sign about children on the dock will be put up Friday. Old signs will be replaced with new signs with updated information. Motion to accept the report was made by Bryan and seconded by Walt. The motion carried.

Old Business Paul and Karen went to a workshop for HOA members. They got a lot of useful information. They have met with our insurance agent to be sure board members have coverage in case of a legal suit. We have 'at will' membership and we are all volunteers. Some legal issues about by-laws and covenants were also discussed.

New Business There will be a fund raiser for Scott Kingery on August 15th run by Platte Canyon Fire Company to help pay large medical bills. Jeff reported there is no organized Neighborhood Watch but we are a community of neighbors helping neighbors. Please report what you see.

Bryan Murphy volunteered to replace Charles Banks on the board. After the meeting the current board moved to accept Bryan as President. Jeff will become the 2nd signature on our checking account.

Motion to adjourn the meeting was made at 8:20 p.m. by Jeff and seconded by Bryan. The motion carried.

[BLOG AT WORDPRESS.COM.](http://echpoa.wordpress.com)

ECHPOA

September 2, 2015

ECHPOA MEETING MINUTES FOR September 2, 2015

The meeting was called to order by President Bryan Murphy at 7:04 p.m.

The minutes of the August 4th meeting were read by Bryan. Motion to accept minutes as read was made by Karen Ellis and seconded by Sharon Alferts. The motion carried.

Treasurer's Report – The report was read by Karen. Motion to accept report was made by Paul Ellis and seconded by Dale Wark. The motion carried.

August 5, 2015

Fish Fund	\$ 2,448.94
General Fund	<u>7,776.41</u>
Checking Account	\$10,225.35

Income:

Membership Dues	\$ 175.00
Fishing Permits	\$ 125.00
Fish Food Machine	\$ 40.00
Corral	<u>\$ 250.00</u>

OTHER:

Total Income:	\$ 590.00
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Expenses:

Colorado Natural Gas	\$ 41.95	July – August gas bill
IREA	\$ 24.87	July – August electric bill

OTHER:

Centennial Bank	\$ 31.13	Check reorder
Felix Beall	\$ 29.36	Materials to fix and paint front steps
Paul Ellis	<u>\$ 634.70*</u>	

*(Signs for pond=\$373.54, Paint for wooden pond signs=\$7.82, Labeler tape for pond contact info=\$13.96, Fish food=\$49.72, Wood and nails for fascia=\$176.84, Mouse traps=\$12.82)

Total Expenses:	\$ 762.01
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September 2, 2015

88 members, 75 with fishing permits

Fish Fund	\$ 2,168.90
General Fund	<u>7,884.44</u>
Checking Account	\$10,053.34

Activities Report – The report was given by Dale. The Hot, Sweet and Spooky Pot Luck Luncheon is coming up on October 24th. Dale is asking for volunteers to clean and set up at the association building on October 23rd at 10:00 a.m. An inventory of supplies needed will be taken at the October meeting. Motion to accept report was made by Karen and seconded by Walt Wark. The motion carried.

Blog Report – The report was given by Karen. We had 474 hits, 7 articles, 31 pictures, and 2 new pages. Be sure to check out the Burn Permit Required article posted as fire season is here. Karen gets about 5 calls a month from realtors, title companies, prospective buyers, etc. asking many questions. She also refers them to the blog. It was mentioned that she could refer them to the county too. A question about lost fishing badges came up and recommendations will be accepted at the next meeting for a policy. The new policy will be posted on the blog and included in welcome letters for 2016. Motion to accept the report was made by Paul and seconded by Betty Perdew. The motion carried.

Building Report – The report was given by Bryan. Felix has completed the replacement of the front steps. They look great. We have not heard back from Felix about the GFCI outlets and lighting at the corral. Bryan is going to get 3 bids from electrical contractors. Karen has contacted 5 contractors to do some handy man jobs. No one is available to give bids until October. Bryan and Walt will work on cleaning up basement, the time to be set up. The mice problem has been reduced. Motion to accept the report was given by Karen and seconded by Ken Perdew. The motion carried.

Bulletin Board Report – The report was given by Karen. Everything is fine. The brochure boxes did not need to be refilled this month. There were some questions about Harris Park putting petitions on our boards. Ken felt that we are putting meeting notices up a little early. Motion to accept the report was made by Dale and seconded by Sharon. The motion carried.

Corral Report – The report was given by Bryan. There are two new horses, brought in by current corral boarders that will be quarantined until cleared by the vet. The Corral Boarding Agreement will be updated and approved by the ECHPOA Board of Directors. The new Agreement will be sent to all current corral boarders and posted on the blog. The position of Corral Representative will be included. This position will be to represent the Association and mediate concerns between the boarders and the ECHPOA Board of Directors. Two of the three leaking shed roofs have been repaired. The sheds cannot be improved by individual boarders without the permission of the Association. Motion to accept the report was made by Paul and seconded by Karen. The motion carried.

Pond Report – The report was given by Bryan. The fish food dispenser is still getting used. Fishing regulations signs have been replaced. The creek has slowed down and the pond level is dropping. The pond may need to be dredged in the near future. Motion to accept the report was made by Walt and seconded by Ken. The motion carried.

Old Business – The insurance policy does state that the Board of Directors are insured in case of a law suit.

New Business – Ken suggested that the large sandwich board signs be put out the week of the meeting at two different locations. Bryan will handle that. Other subjects discussed were drug turn in program, October meeting speaker, community meeting, and cell tower.

Paul made a motion to adjourn the meeting and Karen seconded. The meeting was adjourned at 8:24 p.m.

[BLOG AT WORDPRESS.COM.](http://echpoa.wordpress.com)

ECHPOA

October 7, 2015

ECHPOA MEETING MINUTES FOR October 7, 2015

The meeting was called to order by President Bryan Murphy at 7:00 p.m.

Friends of Platte Canyon Fire District, Joe Burgett and Ben Mulligan, explained the 5A proposal to be voted on in November. If the 5A levy is approved Platte Canyon will be able to continue the same excellent services we now have. However, if the levy is not approved approximately half of the staff will be laid off. Currently volunteers are needed to supplement the paid staff. Equipment needs will be addressed later. Information has been put on the blog and bulletin boards.

There will be an Emergency Preparedness Meeting of local Homeowner Associations on October 15th. Paul and Karen Ellis, and Bryan will attend the meeting and keep records of proceedings.

The minutes of the September 2nd meeting and Treasurer's Report for October 7th were placed on each table for members to read over. There were no new members for the first month this year. Motion to approve both was made by Paul and seconded by Cristina Burk. The motion carried.

September 2, 2015

Fish Fund	\$ 2,168.90
General Fund	<u>7,884.44</u>
Checking Account	\$10,053.34

Income:

Membership Dues	\$ 0.00
Fishing Permits	\$ 0.00
Fish Food Machine	\$ 41.00
Corral	<u>\$ 319.00</u>

OTHER:

Total Income:	\$ 360.00
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Expenses:

Colorado Natural Gas	\$ 41.95	August – September gas bill
IREA	<u>\$ 25.34</u>	August – September electric bill

OTHER:

Total Expenses:	\$ 67.29
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October 7, 2015 88 members, 75 with fishing permits

Fish Fund	\$ 2,209.90
General Fund	<u>8,136.15</u>
Checking Account	\$10,346.05

Activities Report – The Hot, Sweet, and Spooky Pot Luck is coming up on October 24th. Dale Wark and volunteers will clean and decorate the building on Friday the 23rd at 10:00 a.m. Motion to accept the report was made by Paul and seconded by Betty Perdew. The motion carried.

Blog Report – Karen reported that the blog had 306 hits in September which is slightly less than normal. There were 8 new articles, 18 new pictures and 1 new page. Motion to accept the report was made by Ken Perdew and seconded by Jeff DeBerry. The motion carried.

Building Report – Paul reported that the new fascia boards are up on one side of the building and almost completed on the other side. This Saturday problems with the deck will be worked on. There are at least 17 boards that need to be replaced due to rotting. Bryan reported that the corral shed roofing and building fascia will also be worked on this Saturday. There is also a dead tree in the corral that needs to come down. Karen got estimates from Home Depot for flooring. The total cost is about \$4000.00. The contractor estimate for a countertop on the half wall is \$550.00. Bryan will try to get other estimates from people he has used. Motion to accept the report was made by Betty and seconded by Jeff. The motion carried.

Bulletin Board Report – Karen reported that the brochure boxes needed to be refilled. New members this late in the year will pay a prorated fee. Motion to accept the report was made by Jeff and seconded by Walt. The motion carried.

Corral Report – A new corral contract is being worked on by Bryan, Jeff, and current horse owners. There will be changes and updates. One change being discussed is to raise non-member fee to \$125.00 per horse. Bryan has gotten a couple of bids for electrical work. The work will be done before winter by a licensed contractor. Manure piles will be flattened and moved. The composting is going very well. Motion to accept the report was made by Paul and seconded by Jeff. The motion carried.

Pond Report – Paul reported that we will pull the dock out as soon as we start to see ice forming. Ken suggested that we need to heavily feed the fish in the Fall. Mary will be contacted to inform her to feed the fish more. Motion to accept the report was made by Ken and seconded by Walt. The motion carried.

Old Business – Walt collected and disposed of some unusable stuff in the basement. Lost fishing badges will cost \$10.00 for replacement.

New Business – The Newsletter will be going out by the end of the year. Karen will need any reports by the December 1st.

Paul made a motion to adjourn the meeting at 8:20 p.m., seconded by Karen. The motion carried.

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ECHPOA

November 4, 2015

ECHPOA MEETING MINUTES FOR November 4, 2015

The meeting was called to order at 7:02 p.m. by President Bryan Murphy. He informed us that 5A had passed and that he would keep on top of the Emergency Preparedness Committee meetings.

Copies of the minutes from the October 7th meeting were on the tables to read. Motion to accept the minutes was made by Walt Wark and seconded by Paul Ellis. The motion carried.

Treasurer's Report was given by Karen Ellis. Motion to accept the report was made by Paul and seconded by Brad Burk. The motion carried.

October 7, 2015

Fish Fund	\$ 2,209.90
General Fund	<u>8,136.15</u>
Checking Account	\$10,346.05

Income:

Membership Dues	\$ 420.00
Fishing Permits	\$ 275.00
Fish Food Machine	\$ 14.25
Corral	\$ 250.00

OTHER:

Donations	\$ <u>165.00</u>
Total Income:	\$ 1,124.25

Expenses:

Colorado Natural Gas	\$ 45.85	September – October gas bill
IREA	\$ 23.70	September – October electric bill

OTHER:

Scottsdale Insurance	\$ 544.55	3 months premium, until agent figures out coverage
Jeff DeBerry	\$ 50.33	Metal sheets to complete 3 rd horse shelter roof
Dale Wark	\$ 27.01	Lunch for volunteers on October 10 th
Paul Ellis	\$ <u>642.80*</u>	

*(Deck boards & screws=\$153.62, support boards & joist hangers for 3rd horse shelter roof=\$54.07, 5 rolls of stamps for 2016 newsletters & welcome letters=\$245.00, Home Depot trip charge to measure flooring for estimate=\$65.00, 2016 fishing badges & membership cards=\$125.11)

Total Expenses:	\$ 1,334.24
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November 4, 2015

2015 = 89 members, 76 with fishing permits

2016 = 14 members, 13 with fishing permits

Fish Fund	\$ 2,499.15
General Fund	<u>7,636.91</u>
Checking Account	\$10,136.06

Activities Report was given by Dale Wark. The Pot Luck Luncheon in October was discussed. We had very disappointing attendance. It was suggested to have two social events a year instead of four. Maybe early and late summer when weather is better, or come up with a community involvement project same day as pot luck luncheon. A wine and cheese tasting was suggested as a way to showcase improvements to the building. New dates will be chosen to include in 2016 Newsletter. Ken Perdew moved that we cancel the New Year's Eve party this year, seconded by Brad, and carried. Motion to accept the activities report was made by Karen and seconded by Jeff DeBerry. The motion carried.

Blog Report was given by Karen. She reported 623 hits which is the second highest amount since she took over the blog in October, 2011. There were 12 new articles, and 31 pictures. Karen continues to get calls from realtors, she refers them to the blog. Motion to accept the report was made by Paul and seconded by Scott DeMuro. The motion carried.

Building Report – To finish the fascia two 16 ft. ladders will be needed. Jeff and Bryan both have ladders and the project will be completed this weekend. It is extremely important next year to budget for rain gutters. Seventeen boards have been replaced on the deck and support beams underneath were strengthened. The total deck will need to be replaced in the near future. Scott offered to donate a metal file cabinet to replace some of the cardboard boxes in the basement now being used to store association documents. Paul will make arrangements with Scott to pick it up. The tile is complete and using a local contractor saved \$1500.00. The carpet will be installed on Monday by Home Depot. The bulletin boards have been updated. Karen will continue to look into replacement tables. Motion to accept the report was made by Paul and seconded by Jeff. The motion carried.

Bulletin Board Report – There is nothing new to report. Motion to accept was made by Walt and seconded by Jeff. The motion carried.

Corral Report was given by Bryan. The electrical work has been completed and all of the hazards are gone. The dead tree has been cut down and removed. The manure piles have been moved and spread. Next year three more horse shelters will get new roofs. The hay storage building is also in need of major repair. The water tank solar heater will be put in place on Saturday. All three areas of the property, (association building, pond and corral), need to be equally funded. Motion to accept report was made by Jeff and seconded by Brad. Motion carried.

Pond Report – The pond has had a little bit of ice forming. The dock and ramp will be taken out soon. The creek is still running. The pond is about 9 feet deep in sections. Allen Cook may volunteer to be pond manager. Karen called hatchery and ordered fish delivery for first week of June. There will be 140 lbs. of 9-14 inch Rainbows, 25 Goldens, minnows and fish food. Motion to accept report was made by Brad and seconded by Teresa Murphy. The motion carried.

Old Business – Articles for the 2016 Newsletter are due December 1st.

New Business – We have insurance but will be looking for a new agent.

Current Board Nominations for 2016 was made by Ken and seconded by Scott. Bryan Murphy, Felix Beall, Karen Ellis, Paul Ellis and Dale Wark accepted. Jeff DeBerry declined. Deadline for nominations is December 2nd.

Motion to adjourn the meeting was made at 8:20 p.m. by Teresa and seconded by Scott. The motion carried.

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ECHPOA

December 2, 2015

ECHPOA MEETING MINUTES FOR December 2, 2015

Board member Felix Beall called the meeting to order at 7:07 p.m. Minutes of the last meeting were on the tables for everyone to read over. Motion to accept the November minutes was made by Walt Wark and seconded by Paul Ellis. The motion carried.

Treasurer's Report Karen Ellis explained how we keep \$6,000.00 in checking account at all times to cover ongoing expenses. Copies of the Treasurer's report were on the tables to look over. Motion to accept the report was made Dale Wark and seconded by Greg Clarkson. The motion carried.

November 4, 2015

Fish Fund	\$ 2,499.15
General Fund	<u>7,636.91</u>
Checking Account	\$10,136.06

Income:

Membership Dues	\$ 178.00
Fishing Permits	\$ 125.00
Fish Food Machine	\$ 12.75
Corral	<u>\$ 295.00</u>

OTHER:

Total Income:	\$ 610.75
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Expenses:

Colorado Natural Gas	\$ 109.23	October – November gas bill
IREA	\$ 38.27	October – November electric bill

OTHER:

Home Depot	\$ 1,690.36	Tile, carpet, and carpet installation
Ryan Varys	\$ 700.00	Tile and baseboard installation
Jill Lovato	\$ 566.95	Electric updates for horse corral
Sundance Premium Finance	\$ 132.15	Payment 1 of 9 for Scottsdale Insurance premium
Dale Wark	<u>\$ 44.80</u>	Bulletin board picture paper and welcome letters
Total Expenses:	\$ 3,281.76	

December 2, 2015

2015 = 89 members, 76 with fishing permits

2016 = 20 members, 19 with fishing permits

Fish Fund	\$ 2,636.90
General Fund	<u>4,828.15</u>
Checking Account	\$ 7,465.05

Activities Report Dale Wark explained the three activities scheduled for 2016 and how they are slightly different from previous years hoping to generate more interest in the community. We have set the dates to take advantage of better weather conditions. Motion to accept the report was made by Paul and seconded by Allen Cook. The motion carried.

Blog Report Karen reported the blog had 282 hits, 4 new articles, 39 pictures and 1 new page. She again talked about the numerous calls she is getting from realtors and home owners asking questions. She refers them to the blog or the county. Motion to accept the report was made by Felix and seconded by Dale. The motion carried.

Building Report Karen has made two calls to contractors about installing rain gutters. They will send estimates this week. Felix mentioned that the new solar water tank had been placed in the corral, Paul acknowledged that it is working but needs to be turned to face south to be more efficient. Fascia replacement has been completed and carpet installed. Motion to accept the report was made by Paul and seconded by Greg. The motion carried.

Bulletin Board One of the bulletin boards on Clark Road is leaning and needs repair. It will be looked into. Motion to accept the report was made by Mike Felix and seconded by Walt. The motion carried.

Corral Report No corral people were present but all seems fine with the horses. Again mentioned that solar tank heater needs to be repositioned.

Pond Report Ice has formed on the pond. The dock and ramp were taken out. Three boards on the dock will need to be repaired in the spring. Barrels will need to be repositioned under the dock in the spring. Motion to accept the report was made by Paul and seconded by Mike. The motion carried.

Old Business The file cabinet donated by Scott DeMuro was picked up by Paul and placed in the basement. This summer we hope to go through the many boxes of past years' papers and dispose of those no longer needed.

New Business The 2016 Newsletter is ready to go to the printer. Karen explained the frustration with current insurance agent and that she is exploring options to change. Allen Cook has agreed to be the pond manager and a board member nominee. With members joining tonight, we currently have 23 members, 22 with fishing permits for 2016.

Motion to adjourn the meeting was made at 7:45 p.m. by Mike and seconded by Paul. The motion carried.

December 3, 2015 – Felix Beall requested that it be added to the above minutes, under the Building Report, that Walt Wark fixed the basement door and caulked around the gas pipe to cut down on cold air entering the basement.

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