

Bent Tree Property Owners' Association
Board of Directors' Meeting Minutes
TUESDAY, October 17, 2017
Monument Sanitation District Office, 130 2nd St., Monument
Commence Meeting at 6:30 p.m.

Members Present: Greg Davis, Mark Weidner, Matt Dunston, Paul Baker, Eric Hammersley

Meeting commenced at 6:35pm

1) Approval of the agenda

Motion to approve agenda by Paul, Mark Approved.

2) Excuse absences, if any

All board members were present.

3) Resident remarks, if any, on topics not on the agenda

Jimmy Myers, representing both resident and ACC member, questioned ownership of the Bankhurst Ct cul-de-sac center grass area to determine who owned/maintained that space. Board to request the mowing company address the concern going forward.

4) Hearing for parking variance request on 1125 Brenthaven Ct.

One caveat to variance request as submitted. The board extended the time, due to the holidays, to January 31st 2018 completion. Board voted and unanimously approved, with modifications. Eric emailed the property owner to inform them of the result.

5) ACC Report

Both Matt and Jimmy were present representing the ACC. One approval was processed and approved since the last reporting period.

6) Committee Reports, if any

a) Beautification, Trails & Roads: Paul Baker, Chair

Paul reported the next project to quote will be trail improvement from Charter Pines to Higby along Rollercoaster Rd. Additionally, a new quote is in the works for 2018 mowing, including the islands reported on in agenda item 3 above.

b) Communications, Directory & Web Site: Greg Davis, Chair

Nothing to report.

c) Covenant Compliance: Mark Weidner, Chair

Mark discussed activity for the month was discussed. Hearing scheduled for this board meeting with a property owner was rescheduled due to family issues.

d) Engineering & Water Augmentation: Matt Dunston, Chair

Matt reported that usage card reporting is wrapping up.

e) Forest Management: Mark Weidner, Chair

Nothing to report.

f) Neighborhood Watch: BOD Liaison Paul Baker – Herb Wetzel, Chair

Nothing to report.

g) Welcoming: BOD Liaison Greg Davis – discuss replacement for Chuck

Matt reported that three (3) new residents are in the process of moving in.

7) Review/approve prior board meeting minutes, if available

Motion to approve minutes, as amended from September board meeting, by Matt, seconded by Paul, unanimously approved.

Motion to approve Annual Meeting minutes without modifications, by Greg, seconded by Mark, unanimously approved.

8) Treasurer's Report

a) Current Financial Report

Matt provided current financial report.

b) Review/approve reimbursements and other bills, if any

Motion to approve invoice from Administrative Assistant by Paul, seconded by Matt.

9) Future Meeting Schedule:

a) Regular board meetings (3rd TUESDAY, 6:30 pm, Monument Sanitation District):
November 14th, December 19th, January 16th, February 13th, and March 20th.

Board discussed, and unanimously agreed, to move all board meetings going forward to the 2nd Tuesday of the month, same time and location. Going forward the board meeting dates are 11/13, 12/12, 1/9, 2/13 and 3/13. Website has been updated with the new information.

b) Annual budget meeting: February 15th

The 2018 Annual Budget Meeting date is set for 2/15.

10) Any other business

No other business to discuss.

11) Adjournment

Motion to adjourn by Greg, seconded by Matt. Meeting adjourned at 8:07pm.