

**Bent Tree Property Owners' Association  
Board of Directors' Meeting DRAFT Agenda  
TUESDAY, April 18, 2017  
Monument Sanitation District Office, 130 2<sup>nd</sup> St., Monument**

**Members Present: Greg Davis, Matt Dunston, Mark Weidner, Paul Baker, Chris Mettes.  
Meeting commenced at 6:30 p.m.**

- 1) Approval of the agenda**  
Motion to approve the agenda by Paul, seconded by Mark, unanimously approved.
- 2) Excuse absences, if any**  
All board members present.
- 3) Resident remarks, if any, on topics not on the agenda**  
No guest remarks.
- 4) ACC Report**  
Few requests through the winter. Currently a few requests for fencing and prefab sheds.
- 5) Committee Reports, if any**
  - a) Beautification, Trails & Roads:** Paul Baker, Chair  
Paul did Spring cleanup work on all entry monuments. He is working with contractors to price work at the Scottswood entry monument.
  - b) Communications, Directory & Web Site:** Greg Davis, Chair  
Greg renewed website domain names.
  - c) Covenant Compliance:** Mark Weidner, Chair  
Quiet month for compliance.
  - d) Engineering & Water Augmentation:** Matt Dunston, Chair  
No comments.
  - e) Forest Management:** Mark Weidner, Chair  
Annual tree inspection currently being done. Need to send out email announcement of pending inspection next year. Plan to send out email announcement concerning the inspection after report comes in next month. Will add fire mitigation comments.
  - f) Neighborhood Watch:** BOD Liaison Paul Baker – Herb Wetzler, Chair  
No comments.
  - g) Welcoming:** BOD Liaison Greg Davis – Chuck Loeffler, Chair  
Read Chuck's email report of monthly activities.
- 6) Review/approve prior board meeting minutes, if available**  
Motion to approve minutes from February board meeting by Paul, seconded by Matt, unanimously approved. March meeting was cancelled.
- 7) Discuss Scottswood Entry Monument plans**  
Board visited site before meeting. Paul will work on pricing to
  - 1) Move rock border in to reduce size of landscaping area to match other monuments.
  - 2) Till and seed exposed area or cover with sod.
  - 3) Place large boulders along Scottswood to discourage parking.
- 8) Treasurer's Report**
  - a) Current Financial Report**

- Financial update distributed by Matt and reviewed by board.**
- b) Review/approve reimbursements and other bills, if any**  
**Motion to approve financial update and pay outstanding bills by Mark, seconded by Matt, unanimously approved.**
  - c) Review/approve donation to Friends of the Black Forest for Dawson water issues**  
**Discussion of donation to Friends of Black Forest Preservation Plan was to take place at annual BTPOA budget meeting in February, but no one showed up due to poor weather. Motion to approve a donation of \$2,000 to FOBFP to protect our water rights by Matt, seconded by Mark, unanimously approved.**
  - d) Discuss annual tax return**  
**Greg will look into the increased cost of tax return preparation.**
- 9) Future Meeting Schedule:**
- a) Regular board meetings (3<sup>rd</sup> TUESDAY, 6:30 pm, Monument Sanitation District):** *May 16<sup>th</sup>, June 20<sup>th</sup>, July 18<sup>th</sup>*
- 10) Any other business**  
**None**
- 11) Summary of action items**  
**None needed.**
- 12) Adjournment**  
**Meeting was adjourned at 7:35 by Greg.**

**Minutes prepared by Chris Mettes April 19, 2017.**

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