

**Bent Tree Property Owners' Association  
Board of Directors' Meeting Agenda  
TUESDAY, September 12, 2017  
Monument Sanitation District Office, 130 2<sup>nd</sup> St., Monument**

**Members Present: Greg Davis, Mark Weidner, Matt Dunston, Paul Baker, Chris Mettes.  
Meeting commenced at 6:33pm.**

- 1) Approval of the agenda**  
**Motion to approve agenda by Chris, seconded by Paul, unanimously approved.**
- 2) Excuse absences, if any**  
**All board members present.**
- 3) Resident remarks, if any, on topics not on the agenda**  
**One property owner addressed their concerns about covenant compliance and enforcement. The board members reviewed the procedures and progress of outstanding complaints.**
- 4) ACC Report**  
**No monthly update due to lack of issues.**
- 5) Committee Reports, if any**
  - a) Beautification, Trails & Roads:** Paul Baker, Chair  
**Paul reported that work was done on the Roller Coaster trail by board members and volunteers. A quote was received to fix trail and install two four inch drain pipes along trail. Motion to approve this expenditure by Greg, seconded by Mark, unanimously approved. Paul will go through annual expenses at the Annual Meeting. Chris presented information on Higby Estates Chipping Day program. All agreed that this would be a good undertaking for 2018.**
  - b) Communications, Directory & Web Site:** Greg Davis, Chair  
**Eric Hammersley reported on progress of the website re-design.**
  - c) Covenant Compliance:** Mark Weidner, Chair  
**Mark reported on activities for the month. Marla will be sending out more violation letters in the future if verbal notices are not effective. Hearing on one problem property will be held during the October board meeting.**
  - d) Engineering & Water Augmentation:** Matt Dunston, Chair  
**Matt reported that the water usage report is being compiled and that yellow card reminder notices are being sent out.**
  - e) Forest Management:** Mark Weidner, Chair  
**No report.**
  - f) Neighborhood Watch:** BOD Liaison Paul Baker – Herb Wetzel, Chair  
**No report.**
  - g) Welcoming:** BOD Liaison Greg Davis – Chuck Loeffler, Chair  
**Due to Chuck's resignation, Matt has volunteered to take over these duties.**

- 6) **Review/approve prior board meeting minutes, if available**  
**Motion to approve minutes as amended from August board meeting by Mark, seconded by Paul, unanimously approved.**
- 7) **Treasurer's Report**
  - a) **Current Financial Report**  
**Report delayed until Annual Meeting.**
  - b) **Review/approve reimbursements and other bills, if any**  
**No action taken.**
- 8) **Future Meeting Schedule:**
  - a) **Regular board meetings (3<sup>rd</sup> TUESDAY, 6:30 pm, Monument Sanitation District):**  
**October 17<sup>th</sup>, November 21<sup>st</sup>, and December 19<sup>th</sup>.**
  - b) **Membership annual meeting: September 14<sup>th</sup>**  
Review plans for annual meeting, up for election is one ACC spot and one board member position currently held by Matt Dunston, and another board position currently held by Chris Mettes who will be resigning due to moving.
- 9) **Any other business**  
**NEPCO meeting highlights were reviewed.**
- 10) **Adjournment**  
**Meeting was adjourned at 8:15pm by Greg.**

**Minutes prepared by Chris Mettes September 13, 2017.**

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