

## Annual Meeting Agenda

11/16/19 – meeting minutes

Meeting called to order at 10 a.m. by Gary Starr

23 members/ lot owners represented/Total lots = 43 –quorum achieved

Budget report – Louisa Morrissey on behalf of Cyndi Rippy;

- Treasurers and Budget reports reviewed; the report was distributed to all members via email; If you need a copy email the board; Steve Mills question – dues line item does not reflect some outstanding dues; 1550.00 x 42 (some outstanding); discussion regarding maintaining the dues at last year's rate of \$1550.00 to build back up the contingency fund used to repair road damage from slide; Reviewed proposed budget at the old dues amount \$1350.00; Ed Walters – will delay being paid till March if it would help;
- Proposed 2020 budget (using annual dues of \$1350) was approved by majority vote

### **Vote on annual dues increase:**

Dues were increased for 2019 by \$200 (approved for one year only). Because of significant road damage due to a slide this year (2019), should the dues increase remain in place for 2020 to replenish the contingency fund used in the repair cost to the road in the amount of \$33,967.25?

- **Steve Mills moved to amend the approved revised 2020 budget to reflect an increase to the annual dues from \$1350 to \$1550 for 2020. Nancy Welder seconded. Motion passed by majority vote**

Road Committee Report – Gary Starr reported for Matt Graham;

- Thanks to Matt Graham and Ed Walters for assistance in getting the road repair work completed
- Went over report sent to membership with meeting agenda; Tom Casperson clears brush from switch back to assist with line of sight, someone else needs to take this on as he can't do it anymore;
- Ed Walters – Plowing, plow banks out wider; in order to accomplish this, needs to trim the road sides back, especially on secondary roads; can we leave a base (4 inches); Gate 6-7 inches from the ground causing gate to drag on snow while opening before snow can be removed – Gary and Ed will work together on a solution;

Habitat Committee – Jan Fedrizzi reported out;

- Information posted on the website; weed guides are available; if you have questions please reach out to the committee; invasive plants include scentless chamomile, cheat grass ; MSR weed contractor sprays with an organic product; Make your own **Natural herbicide mix**-2 gallons plain vinegar and 2 cups Epsom salts and ¼ Dawn (plain blue); Pheromone patch treatment for spruce and Douglas fir beetle; place patches in 30 foot perimeter for the product to be effective; Distributor information in the habitat committee update that was sent to all members; Jerry Fedrizzi will order in bulk, if you are interested contact Jerry; Board will send an email at the first of the year for all who want to participate in bulk order; MSR Homeowner association complimented on weed control – weed calendars available! Check out August and the MSR weed women!

Fire Committee – Louisa Morrissey reviewed report;

- Cheat grass is very flammable – needs to be bagged and discarded; Thank you to Cyndi and John Rippy for keeping the fire escape route open – recommend that you bring a chain saw if you need to use the fire escape route; Thanks for participating in chipper day! Need to research local grants that MSR can apply for – if anyone would like to assist in this research let Louisa know; send hours personally worked on your lot for fire mitigation to Louisa (\$4500.00 value this year on tracked hours) – includes mowing, chipping etc; NOTE: if need to evacuate and can't get to fire route go the large field across from lot 6 for safety (Boyd's lot); explore being added to the calling tree directory and local emergency text options

Trash Committee – Susan Starr reported out;

- The use of the current dumpster at the bottom of the road is not adequate for all who would like to use it; Redi-services; best situation still to get a bigger dumpster in the existing spot-which is private land; send a gift certificate to the owners thanking them for their willingness to keep the dumpster on their property (Tom and Darrah provided 2 day passes to the Glenwood Caverns to include in thank you);; Work with existing home owner on a solution;

**Vote for Members of the Board of Trustees – 7 members needed;** These members will assign roles at their first meeting in the near future

- Ben Young
- Cyndie Rippy
- Christie Milner
- Louisa Morrissey
- Carrie Clark
- Deborah Tumulty
- Steve Mills

### **Committee Members**

- **Road Committee:** Gary Starr; Louisa Morrissey; Ed Walters; John Rippy; Christie Milner
- **Habitat:** Jan Fedrizzi; Martha Cochran; Nancy Welder;
- **Fire:** Louisa Morrissey; Nancy Welder; Susan Starr; Mary Noone
- **Trash:** Christie Milner; Susan Starr; Deborah Tumulty

**CCIOA regulations** – Directory is opt-in per CCIOA and State of Colorado Law regarding privacy and sharing of personal information. Please contact the Board of Trustees ([msrhoabot@gmail.com](mailto:msrhoabot@gmail.com)) if you have questions or information to share with the MSR community.

**Architectural Committee** is updating procedures to consolidate 3 documents into one in order to streamline and clarify

**Gate Console** – Please contact the Board of Trustees if you are experiencing a problem with the console. Some members are still having trouble with it.

Casperson's reminded everyone of Road courtesy – reinforce the 20 MPH speed limit; right away to the traffic coming up; send out road rules; signage uphill drivers had the right away; clear brush from switch

back to assist with line of sight; consider changing the speed limit to 15 MPH, don't take the corners tight; look in to other surface treatments;

Mary Noone: Concerned about the newly constructed Delaney house being on the ridge – not part of HOA; Their building permit should have taken the ridge into account; Mary will call county for information on this;

**MSR HOA annual picnic – Sunday 7/19/20, 4PM.** Micah Embry volunteered Milner house to host

**MSR Annual Meeting 2020 – Saturday 11/7/20 10:00AM** Cyndi Rippy requested this meeting be moved to October

**Meeting adjourned:** 11:50 a.m.