

SPRING CREEK HOMEOWNER ASSOCIATION BOARD

New Board Meeting Minutes

October 8, 2016

Attendees:

Directors present: Dave Conine, Bob Pisano, George Kallop, Steve Price,
and Stuart Lang
Others: Derek Goodson, Virginia Nowicki

I. Opening – Call to Order, Determination of Quorum, and Agenda Review

The meeting was called to order at 11:30 am MDT. The presence of a quorum was established. There was agreement to proceed with the agenda as drafted and distributed.

II. Election of Officers

After a brief discussion, a slate of officers was suggested.

Motion that the following slate of officers be elected for the upcoming year:

- President – Bob Pisano
- Vice President and Secretary – George Kallop
- Treasurer – Dave Conine
- Assistant Treasurer – Derek Goodson
- Assistant Secretaries – Ron Harris and Virginia Nowicki

M/S/U.

III. Old and New Business

A. Determination of Meeting Schedule

The scheduling of meetings was discussed, and the following tentative calendar was proposed:

Budget Meeting: November 8, 2016 at 8:00 am MST for the Board to review and approve the 2017 budget and assessment schedule and to conduct any other time sensitive business

Quarterly Board Meetings:

- 1st Quarter – January 4, 2017
- 2nd Quarter – March 22, 2017
- 3rd Quarter – July 5, 2017
- 4th Quarter – October 3, 2017

All quarterly meetings will be held at the Ranch Headquarters and are scheduled to begin at 9:00 am, with the exception of the 2nd quarter meeting on March 22 which will be at 3:00 pm.

Homeowner Weekend:

- Finance Committee meeting – TBD
- Annual Meeting – October 7, 2017

Motion that this tentative calendar of meetings be adopted, subject to confirmation by each of the Board members after checking their respective schedules. M/S/U.

B. Board Appointments to Architectural Committee

1. Reconfirmation of Peter Warshaw for the 2nd year of his term

Motion to reconfirm Peter Warshaw for the 2nd year of his appointment term on the AC. M/S/U.

2. Appointment of AC Member for a new 2-year term (incumbent Donna Falk)

Motion to appoint Donna Falk to a 2-year term on the AC. M/S/U.

C. Board Appointments to Finance Committee

Recent practice is that the Director elected as Treasurer of the Board serves as the Chairman of the Finance Committee. For 2017, this will be Dave Conine. The remaining members of the Committee – Adam Maberly, Donna Falk, Chris Harrison, Bob Wood, and Derek Goodson (ex officio) have agreed to continue to serve.

Motion to add Duncan Goldie-Morrison to the Finance Committee. M/S/U.

D. Infrastructure, Property and Other Project Issues

Stephen Price requested approval from the Board to approval the snow removal (plowing) contract for the 2016-2017 winter season. The contractor will snow plow all parking lots other than the employee lot.

Motion to approve the snow removal contract. M/S/U.

E. Other Business – The Board agreed to discuss at its March 22nd meeting adjusting flow meter rates for waste.

IV. Conclusion – Next Meeting and Adjournment

The next meeting of the Board is its budget meeting on November 8, 2016 at 8:00 am MST at the Ranch House.

Upon completion of the business at hand, the meeting was adjourned.