

SILVERHEELS RANCH OWNERS ASSOCIATION  
Board of Directors Meeting November 14, 2020  
By Conference Call  
Meeting Minutes

**Call to Order:** The meeting was called to order by President Jackie Burghardt at 9:02 a.m. Present by phone conference call were Board Members Jackie Burghardt, Rob White, Mike Peterson, Steve Josepho, Laura Biewick and Alternate Mary Manka. Also attending were ACC members Inga Hanks, Charlie Schultz and Tyler Pontius.

**Approval of Minutes of October 17, 2020 phone conference meeting:** The minutes from the previous meeting were approved as written.

**Treasurer's Report**

**Budget and YTD report:** Mike presented the Treasurer's Report, beginning with the transfer of \$5,000 from Money Market Savings to the checking account. Mike reported that TBK Bank has changed their policy on our business checking account, requiring a minimum balance of \$5,000 to avoid a \$16.00 service charge per month. There were no expenses incurred since the last meeting, and one person paid their past due 2020 annual dues. Mike reported the one CD we have is due to mature on December 6, 2020, and that he will renew it, hopefully at the same interest rate of 1.35%. Jackie commented that she thought there was an Attorney bill that she had submitted to be paid, and will send it again to Mike.

Mike presented the YTD (Year to Date) Report, showing the approved Budget for 2020-2021 and including the new line item for Past Dues and Penalties/Interest. Mike reported that he will be closing the Roads Assessment account, since it will be subject to the same service charge. Mike reported that one person we had paid back, Mrs. Henzey, Lot 102, had not cashed her check and he will follow up before closing the account.

**ACC Report:** Tyler Pontius discussed the guideline draft submitted by ACC. Their goal is to submit a monthly report on their activity and keep the Board informed of any issues they may be having. The goal of the ACC is to ensure all future structures will conform to the Covenants, but they will not address any past issues not addressed. Inga reported they have 9 separate new applications they are currently working on.

The ACC is requesting a final review by the Board of Directors, who will meet immediately following the meeting to finalize any recommendations for changes to the document.

**Maintenance Report:** Mike reported that Alan did not submit a report. Mike stated he has reached out to the Teller Park Soil Conservation District on noxious weed control for next spring but has not heard back yet.

**Website Report:** – Jackie reported that she was reviewing the website and says It's Great!! She identified some changes that need to be made: Add SPT to resource list; change annual dues under FAQs; update proxy answer, eliminate 2 ways to vote, for now. Mike will update the current site and is working on getting more current information to post to the new website. Mike is working with the GoDaddy website development team to get the new version of the website updated and online. Mike also reported the ACC will be providing the updated ACC packet and an article to include on the website. Mike has talked with Kylie Pontius about getting her help with the website and will work with GoDaddy.

**Roads Committee Report:** Laura reported that she has been trying to meet with or communicate with Tom Eisenman weekly and has shared his info with us in past emails that outlined some proposed work on drainage and some culverts and a bog area on Silverheels Road. She has asked to meet and get clarification on what we can get done this year. She suggested that we try to get Little Baldy Drive addressed, and would like to ask him if they would consider that as a project. The county's road maintenance schedule has not been updated on the website, and once it is posted we can look to see if our roads are on it. Laura will continue to work with the Manager and get back to us. Laura also mentioned that Lisa Weiss and their renter Carly are willing to work with the Roads committee and are being included in their email communications.

**Amended Covenants Committee Report:** Jackie reported that the committee finished work on changes the committee came up with. We were still waiting on information on the issues with the Ridge restrictions and if we need to change anything in the covenants about those issues. Once we get that information, and some clarifications from the attorney on certain points, the changes are ready for Board approval. After reviewing the changes in each article, the Board agreed with the changes proposed. The changes will be sent to the attorney for the red-line edits and return it to us for review by the board and the committee in preparation of sending the changed version to the membership.

**Unfinished Business:** Inga Hanks asked about a travel trailer by the small pond, which has been moved and is no longer an issue.

The issue with the new home built on 122 Skid Court was discussed, and Steve and Rob have volunteered to contact the owners and arrange to discuss the issues the association has with the build and work to mitigate the impacts to the membership.

**New Business:** IMPOA email about a meeting of HOAs in the area joining together and discuss Land Use Regulations and working with the county on other issues. Laura has agreed that she will try to attend the meeting scheduled for November 22<sup>nd</sup>.

**Adjournment:** The meeting was adjourned at 11:07 a.m.

**Next Meeting:** January 16<sup>th</sup>, 9:00 a.m. conference call.