



**SMRC Board Meeting  
November 12, 2016**

Association President Rick Chapman called the meeting to order at 9:02 a.m.

Directors and Officers present were:

Rick Chapman, President  
Steve Shipman, Vice-President  
Paul Tillman, Director  
Bob Gorski, Director  
Robert Walton, Director  
Phil Sanford, Director  
Jackie Moriarty, Secretary

Absent:

Michele Chapman, Treasurer

Also present:

Joan Bassen, Architect Committee Chair

**APPROVAL OF AGENDA**

**ADDITIONS:** Burn Pile, Mail Boxes, Newsletter, and Signs

**DELETIONS:** None

**MOTION:**

Director Gorski moved to approve the agenda as amended. The motion was seconded by Director Tillman and passed unanimously.

**APPROVAL OF MINUTES**

08/20/16, 09/17/16, and 10/01/16

## **MOTION:**

Director Tillman moved to approve all three sets of minutes above with amendments to the 08/20/16 set. The motion was seconded by Director Gorski and passed unanimously.

## **PUBLIC COMMENT**

Jay Morrison, property owner, was present to volunteer to help with research into an updated security camera system. The Board discussed the cameras needed as follows: 2 cameras at the garbage dumpster; 2 cameras at pool house (one east and one west); 1 camera in the pool area; and 1 camera in the pool walkway; the Directors agreed these needed to be installed by Memorial Day 2017. It was suggested that Mr. Morrison work with Andy Floyd; he will report back to the board when he has information.

## **TREASURER'S REPORT**

Treasurer Michele Chapman was not present so there was nothing to report at this time.

## **ARCHITECTURAL COMMITTEE REPORT**

Architecture Committee Chair Joan Bassen stated there was nothing to report at this time.

## **ROAD COMMITTEE REPORT**

Director Tillman reported that Twin Lakes Drive had been graded.

## **COMMUNICATIONS COMMITTEE REPORT**

There was nothing to report at this time.

## **OLD BUSINESS:**

## **ROAD WORK PLANNING**

Director Tillman reported that he had met with Mike McHugh of McHugh's Excavating to discuss improving drainage for certain areas from the Church to Larkspur and from Larkspur to the Larkspur Park; the purposed work would cost approximately \$29,640. Director Tillman discussed with the Board changing the road surface to 18 feet and the fact that a survey will need to be done prior to any road work; Director Walton volunteered to contact a surveyor.

## SNOW PLOWING CONTRACT

The Board discussed that Lloyd Logging is proposing a market price increase for equipment in the new 3-year contract. It was noted that this is the first proposed increase in several years. The contract will come back to the board when drafted.

## SHOOTING STAR ROAD

The Board discussed how to best determine if Shooting Star Road is still part of the development or not.

## PROJECTS:

- Electrical for picnic shelter update – The picnic shelter lights are installed but need to be adjusted.
- Flag pole update – Nothing new to report
- Security lighting – The lighting has been installed and mostly consist of LED lights.
- Security cameras and locks – Jay Morrison will be researching this issue.
- Trails – Vice President Shipman reported that the Little Twin Lakes trail is now flagged and clearing work will be done in the spring. The trail signs will be installed by Shipman and President Chapman in the spring as well.
- Newsletter – The Board discussed developing a newsletter that would be sent out the same time as the HOA dues notices. Director Sanford volunteered to lead the development of the newsletter. It was decided that the deadline for articles to be into Sanford would be 12/15/16.
- Website – Secretary Moriarty stated she is still working with Andy Floyd fill in information on the website.

## BURN PILE

Director Walton reported that it cost \$1,000 to prepare the burn pile for burning (stacking the debris into smaller piles). Walton stated that Mike Myers, owner of the company that will be doing the final burn was out of town but that he would be checking in with him in December.

## MAILBOXES

The Board discussed that all mailbox keys must be returned to the Association when a property was sold in order for the seller to receive a \$50 cash credit.

## MOTION:

President Chapman moved to approve the policy that all mailbox keys must be turned in when a property is sold in order for the seller to receive a \$50 cash credit. The motion was seconded by Director Tillman and passed unanimously.

## ROAD SIGNS

President Chapman reported that he will have new road sign designs at the next meeting for the Board to consider.

## NEW BUSINESS:

The Board discussed the request by a property owner to add a hot tub to the pool area. The Board decided it was just too much added work for a volunteer group.


Director Sanford briefly discussed the processes and policies of both the Sun Mountain Ranch Club and the Rodeo Trails Associations. Sanford also stated that he felt some distinction between the two associations should be made with signage.

## Next Meeting

The Board set the next regular meeting for Saturday, January 14, 2017 at 9:00 a.m. The Board will be stuffing envelopes with HOA dues notices and the newsletter.

## ADJOURNMENT

There being no further business to become before the Board, President Chapman closed the meeting at 10:58 a.m.



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Rick Chapman, SRMC President