

Eagles Nest Property Homeowners Association (ENPHA)
P. O. Box 24419, Silverthorne, CO 80498
March 9, 2017, Minutes Regular Board Meeting

BOARD MEMBERS PRESENT: George Resseguie (GR), Linda St. John (LSJ), Paul Camillo (PC), Len Shipman (LS), Judy Camp (JC) and Cindy Gordon (CG)

EAGLES NEST PROPERTY MANAGEMENT: John Ahlquist (JA)

GR called the meeting to order at 4:06 PM

COMPLIANCE

Monthly Status Report

Homeowner with trailer on the property will be removed as soon as the homeowner gets back in town.

The homeowner with snowmobiles stored on the driveway will be visible for about another month. Tenant will be moving out at the end of March.

HOA Site Rehabilitation

PC, LSJ & GR met with Ceres Landscaping to discuss the site rehabilitation for the property where trees were removed without HOA approval. Some options were discussed with Ceres. Ceres will follow-up with the homeowner.

ENVIRONMENTAL

2017 Weed Mitigation Program

GR reviewed the Weed Mitigation Timeline prepared by Dave Anderson and Joanne Nadalin. Key dates are April 10 (opt-in date for Subassociations) and June 15 (opt-in date for owners of private lots.)

Curbside Slash Pickup Program

The town will run the program again. The first pick up will be July 31 and the second pick up will be September 18.

Trees & Trails

LS & GR will come up with a work plan once the lots have been surveyed. LS volunteered to survey the lots.

GR presented the trail system that Summit Sky Ranch is proposing to connect the Eagles Nest Trail to the Summit Sky Ranch system. It was agreed not to access an existing trailhead on USFS land through a private lot on Hunters Knob Rd. Further options will be discussed.

BUILDING & GROUNDS

The stone at the front entrance that was damaged by the fire was cleaned by Kindercare. The cause of the fire has not been determined. Snow may need to be shoveled in order for the tulips to grow.

LSJ updated the Board on the Snowshoe Event that has been moved to the Raven Clubhouse to make it more comfortable for the guests.

Snow plowing at the CC has been going well. For the time being, the Middle Entrance plan is temporarily on hold. JC got a complaint from a homeowner regarding the lights at the Raven Clubhouse that are too bright and on too long. PC and LSJ will discuss the lighting issue with the Raven.

FINANCIAL REPORT

Monthly Financials

DRC

\$7750 has been collected by DRC year to date for fees.

ENPHA

\$6000 check from Verizon was received. April 1 the rental payments from Verizon will start.

2017 Dues Collection

37 homeowners have not paid their ENPHA annual dues. Homeowners will be charged a late fee beginning April 1. JA will begin contacting homeowners that have not paid their dues.

SUBASSOCIATION

Elk Haven Project

Follow-up meeting will be scheduled with Elk Haven president before the Annual Meeting.

DRC

Open Projects

11 – Under Construction

03 – Approved to Start

01 – Completed

02 – Pending Final Approval

03 – Pending Preliminary Approval

03 – Modification in Progress

23 - Total Projects

Silver Trout Project

Town of Silverthorne (TOS) approved the project application on March 8. Meetings with the Developer are going well. The Town of Silverthorne will issue a utility and excavation permit to complete site preparation work in order to get the FEMA certificate. The certificate is required in order to get DRC approval and building permits from the Town. DRC and the Town will issue approval for each building separately.

PROJECTS/DEVELOPMENTS

Verizon Cell Tower – Construction Plans

Verizon applied for their permit today with the Town of Silverthorne. Awaiting receipt of a \$10,000 compliance bond that is required by the DRC.

WEBSITE

Diagnostic was delayed.

ANNUAL MEETING PLANNING

GR discussed the set up for the meeting. Joanne Nadalin will have the sign up sheet for the Opt In/Opt Out for the weeds program. The Social Hour after the meeting will be coordinated by PC.

PC will put up signs at each entrance to notify homeowners about the meeting about 1 week prior to the meeting.

GR adjourned the meeting at 5:30 PM

Respectfully submitted by

Cindy Gordon

ENPHA Secretary