

# Buffalo Creek Homeowners Association

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## Board Meeting Minutes March 12, 2020

**MEETING:** The Board Meeting of the Buffalo Creek Homeowners Association was held at the Leeper Center on Thursday, March 12, 2020. Sally called the Meeting to order at 7:02 pm. A Quorum was established.

**PRESENT:** Board Members present: Sally Weisser, Bryan Lamoreaux, Natalie Ross and Clayton Graves. Kim Holbrook, Jesse Riesterer and Victoria Benjamin were absent. Homeowners John Evans with daughter Sunny, Ty & Crystal Anderson, Caroline McConnell, and Mike & Seleta Nothnagel with daughter Joy. were present.

**HOMEOWNERS:** John Evans is also a Town Trustee and is in the current election cycle for a second term. He had questions about house painting and had received answers prior to the meeting. Mike Nothnagel had sent in a Hearing Request this morning. The item is not on the Agenda due to the requirement it need be received the Friday prior so we can get it into the Board Packet. (Hearing Request deadline is the Friday before a Board Meeting). He did comment to the Board that he had received a violation for proceeding without an ARC approval. He reported that the Solar company, Ion Solar, had sent him notice that they had received ARC approval. Tim will put the Hearing Packet together and have it on the next Board Agenda for consideration. Darlee Gossens was approved for a short-term variance for trailer.

**MANAGEMENT REPORTS:** Bryan motioned to approve the Minutes from February and Clayton seconded. The motion passed unanimous. Tim discussed the instillation of the filtration system at the pond pump house. The Board approved utilizing Water Dogs this spring for irrigation start up and training of the new landscape company Zak George. Tim reported that Greening Up changed their address without giving us notice and they did not get their final check. We will need to stop payment on the last check and re-issue. Bryan made the motion to approve the Financial statements. Clayton seconded and the motion passed unanimous. Tim discussed the letter received from Meridian Credit Union requesting we open an account so all homeowners in the HOA can be considered eligible for accounts as members. Tim spoke with Meridian and was informed they would offer us a CD at 2% interest for 20 months. Brian made the motion that Tim Singewald be authorized to open an account at Meridian Credit Union in an amount up to \$50,000.00. Signors on the account would be Tim, Sally and Natalie. Clayton seconded and the motion passed unanimous.

**ARCHITECTURAL REVIEW COMMITTEE:** Natalie has a homeowner building his own fence and she was looking for more definition on approval process. We do not need any additional disclosures for homeowners building a fence other than that they will have an inspection upon completion, and they must adhere to everything in our fence specifications on the website. Natalie had a call from a homeowner complaining about a violation for lumber

stacked on his driveway. He claimed the foreclosed house across the street is in much worse shape and he should not have to pay. Tim pointed out that another house looking worse is not a viable excuse and he would have received a warning letter 14 days prior to any fine. ARC should send violation issues to Management as it's their job and they have the full file on the homeowner. Homeowners not satisfied with the process can fill out a Hearing Request and be scheduled before the Board with a complete research of the record. (Upon later review of the file there were no fines issued to this property). Tim will send fines to the house that added an addition without ARC approval as there has been no resolution to the issue. Tim talked about a call he had received about a homeowner trying to get roof approval. He is selling his house and wants to do the install this next Monday. I will get more info sent to Natalie so she can check her emails. Natalie questioned the process for her to get approval for her personal projects. Tim said that those requests are sent to the Management Company.

**DISCUSSION ITEMS:** Kim Holbrook had sent in a letter of resignation due to the birth of her daughter. Her letter was accepted by the Board. Caroline said that she would be agreeable to joining the ARC. Bryan made the motion to appoint Caroline to the ARC Committee, Clayton seconded. She was approved by unanimous vote. Bryan will update the ARC email to drop Kim and add Caroline. Clayton received an email from a homeowner that requested the HOA look into a book sharing process by using a "Book Box" or two (one on north side and one on south side was suggested). It was agreed that Bryan, Clayton and Natalie would investigate this and bring suggestions back to the next Board meeting for approval. Natalie is concerned about the huge pothole forming on Flaming Arrow between Firewater and Stampede. Potholes are the responsibility of the Town. Natalie requested info on Town Board meetings.

**NEXT BOARD MEETING:** The next Board Meeting will be held Thursday, April 9, 2020, 7:00 pm at the Leeper Center.

**ADJOURN:** With no further business before the Board, at 8:01 pm Bryan made the motion to adjourn which was seconded by Clayton. The vote was unanimous to adjourn.