

**TAMARISK MEADOWS DELEGATE AREA
ANNUAL MEETING OF THE MEMBERS
OCTOBER 30, 2017**

APPROVED
10.29.24

Call

The meeting was called to order at 7:00 pm by Steve Rippy, Association Manager.

Notice

Amie Martin, Association Office Manager, established the notice of the meeting was sent out in compliance with the Association Documents.

Attendance

In attendance were Tamarisk Meadows delegate Dianna Arnett, Association Manager Steve Rippy and Association Office Manager Amie Martin.

The following properties were represented by community members in attendance:

Dianna Arnett	Susan Deal
Jay & Mary Haygood	Jean Hubbard
Amie Martin	Kay Merry
Bob & Elaine Tellschow	

Quorum

There were 7 lots represented in person and 7 lots represented by proxy, for a total of 14 lots represented; therefore, a quorum was not established.

Minutes

Without a quorum minutes could not be approved.

Financial Report

Steve Rippy presented the financial reports from January 1, 2017 through September 30, 2017.

General Discussion

Kay Merry stated that there have been many improvements done to the medians around Battlement Parkway she is wondering if the entrance to Tamarisk Meadows was going to have any improvements done to it.

Steve Rippy explained that the village entrance sign to Monument Creek Village was hit and destroyed by a vehicle and the BMSA Board of Directors approved a motion to replace all the wooden village entrance signs and landscaping throughout Battlement Mesa beginning with Monument Creek including Tamarisk Meadows. The signs will be replaced with a sand stone type sign similar to the new signs that were just replaced at the Grand Valley Recreation Center, the new community park and the golf course.

Bob Tellschow and Jean Hubbard asked if their perimeter fence's that borders the common area are maintained by the BMSA.

Steve Rippy asked Mr. Telschow and Ms. Hubbard to call the office and we will check our map to see if their perimeter fence that borders the common areas are maintained by the BMSA.

Kay Merry stated that her neighbor's tree is leaning against her fence. Can the BMSA make the neighbor cut the tree down so it doesn't ruin the fence?

Steve Rippy explained that the BMSA has no authority to make a homeowner remove a tree that is leaning against another homeowner's fence.

Bob Telschow asked if the Battlement Mesa Company properties are still in foreclosure.

Steve Rippy reported that RHP Properties purchased the rental modulars in Saddleback Village, the rental pads in Tamarisk Village and the RV Park and Princeton Management purchased the Willow Ridge and Willow Park Apartments. Princeton Management is in the process of remodeling 2 buildings in Willow Park with plans to open in the next couple of months.

Steve Rippy reported that approximately 8 years ago Antero Resources agreed to donate \$1,000,000 to BMSA, to be paid in increments of \$250,000 per year, when they drilled inside the Battlement Mesa PUD. When Antero sold its assets to URSA, BMSA did not know if URSA would uphold this agreement. When URSA was approved to begin drilling within the PUD they came to the Board wanting to donate the first \$250,000. After contacting legal counsel and tax attorney's, it was determined that BMSA would have to pay between 35% and 39% tax on the \$250,000. The Board of Directors then began the process of forming a 501 © 4 non-profit corporation that can receive the donations without tax liability. At this time, all the paperwork for the 501 © 4 corporation has been submitted and we are waiting on approval from the IRS. URSA has agreed to wait on sending us the first donation check until further notice.

Susan Deal asked if the BMSA documents allow for drones in Battlement Mesa.

Steve Rippy stated the association documents do not address drones.

ADJOURNMENT

The meeting adjourned at 7:45 pm