



TERHA 2007 Annual Meeting Minutes

3 messages

Tony May <245road@gmail.com>

Sat, Jun 9, 2007 at 10:48 AM

To: Amy Luetke <amy@propertyshopinc.com>, Ang and Alex <raffin@rof.net>, Barb Cebula-McCune <Barbula1@juno.com>, Bill Gibson <3elkcreek@sopris.net>, Chandelle May <cmay@garfieldre2.k12.co.us>, Christine Manuel <elkcreek@sopris.net>, Jim Hancock <jim@townofgyprus.com>, Judy Haptonstall <jhaptonstall@rfsd.k12.co.us>, Justin Wareham <justinW@rof.net>, Kathy Kopf <kwolf@sopris.net>, Liane Anderson <delianaw@comcast.net>, Richie Luetke <actionappraisal@sopris.net>, Sherry Whitaker <swhit@crimsonwireless.com>, Stephanie Templon <stemplon@sopris.net>, ThadandDenise Greene <greene@sopris.net>, "Tiffany D. Gonzales" <tiffanyg@vmgj.com>, Tony May <245road@gmail.com>

TERHA - Home Owners Meeting
Wednesday, June 6, 2007
New Castle Community Center

Role Call: We had a quorum

Tony and Chandelle May
Richie and Amy Luetke
Barb Cebula-McCune
Bill Gibson
Christine Manuel
Justin Wareham
Thad Greene (2 votes, proxie from Judy)
Kathy Kopf
Edgar Davidson
Liane Anderson
Kyle Whitaker

Financial Report:

- CD with Corus Bank. Open with \$16,000 at a rate of 5.52%, APY of 5.66%. Current balance is \$16,520.08
- Reviewed 2006/2007 Expenses
- 2007 Q3/Q4 due will be sent out July 1

Old Business:

- Road: 2006 maintenance total spent **\$10,472.02**,
- No action after the 2006 annual meeting on pavement or chip/seal
- Explained the Kozak Exemption which is the 50' right of way from the bottom of the loop to the Buford Rd.
- Fire Hydrant Testing - 3 hydrants, one remains to be tested near Whitakers.
- Weed Control – Tiffany is in conversation with Garfield County. There will be a cost, the county will pay half. More to come.

ELECTION VOTE:

Directors: No change
ACC Board Members: No change
Officers:
New President - Bill Gibson
New VP - Amy Lutke
New Secy/Tres - Sherry Whittaker

New Business:

1. Tree Removal - Unanimous motion passed to have Fall cleanup for October 6/7.
 - a. Cut down trees along the road unanimously passed. Anybody, anytime may cut down trees/saplings along the road.
 - b. Blowdown - Remove during Fall cleanup for October 1.
 - c. Beetle Kill - Owners encouraged to maintain their property. tree can be removed during fall cleanup.
2. Mentioned to call county for potential Work Release staff to clean ditches and clear trees. Not well accepted by HOA members on the safety issue.

3. Road Maintenance discussion.
 - a. Tiffany is currently talking to Bill Anthony for a road maintenance quote.
 - b. Check with Bobby Haywood for a road maintenance quote.
 - c. Road Maintenance Meeting at the Whittakers on August 1, 7pm. A communication will go out.
4. Chip Seal discussion. Thad says - Keep the drive alive.
 - a. Tiffany is currently talking to Bill Anthony for a road maintenance quote. Maybe he does pavement too?
 - b. Thad to assist with running down some quotes for chip seal.
5. 2007 Dues - Vote on any changes is deferred until the Road maintenance meeting
 - a. Current Dues are \$600 per year, paid in two installments of \$300.
6. Unanimous vote to have Quentin not park his truck and trailer on the road.
7. Covenant discussion to establish HOA setback standards.
 - a. Barb introduced a motion to amend TERHA covenants to establish setbacks of 25' for front and side, and 50' for rear.
 - b. Motion was seconded by Richie.
 - c. Voting was tabled because further discussion amongst homeowners is needed.
 - d. Kyle made the point that a homeowner may have purchased with ideas on building an out-building and not yet executed the process. Homeowners will need to understand if this will impact there future plans.
 - e. Barb to send out a proposal to the HOA to outline the new inclusion for vote.
 - d. The vote will be a mail out.
8. Thad motioned to adjourn, Amy seconded the motion.

MAILER-DAEMON@mpls-mailin-03.inet.qwest.net <MAILER-DAEMON@mpls-mailin-03.inet.qwest.net>
To: 245road@gmail.com

Sat, Jun 9, 2007 at 10:48 AM

Hi. This is the qmail-send program at mpls-mailin-03.inet.qwest.net.
I'm afraid I wasn't able to deliver your message to the following addresses.
This is a permanent error; I've given up. Sorry it didn't work out.

<tiffanygonzales@mpls-mailin.inet.qwest.net>:

Disk Quota Exceeded.

Sorry, your message cannot be delivered because the recipient has exceeded their disk space limit for email.

--- Below this line is a copy of the message.

Return-Path: <245road@gmail.com>

Received: (qmail 82956 invoked by uid 0); 9 Jun 2007 16:48:44 -0000

Received: from unknown (HELO mpls-mf-10.inet.qwest.net) (207.109.18.202)

by mpls-mailin-03.inet.qwest.net with SMTP; 9 Jun 2007 16:48:44 -0000

Received: from mpls-vmail-03.inet.qwest.net (mpls-vmail-03.inet.qwest.net [63.231.195.102])

by mpls-mf-10.inet.qwest.net (Postfix) with SMTP id 93C6D6AC8
for <tiffanygonzales@qwest.net>; Sat, 9 Jun 2007 16:48:44 +0000 (UTC)

Received: (qmail 59644 invoked by uid 0); 9 Jun 2007 16:48:44 -0000

Received: from ug-out-1314.google.com (66.249.92.171)

by mpls-vmail-03.inet.qwest.net with SMTP; 9 Jun 2007 16:48:44 -0000

Received: by ug-out-1314.google.com with SMTP id j3so1170431ugf
for <tiffanyg@vmgj.com>; Sat, 09 Jun 2007 09:48:43 -0700 (PDT)

Received: by 10.78.140.16 with SMTP id n16mr1610792hud.1181407723033;

Sat, 09 Jun 2007 09:48:43 -0700 (PDT)

Received: by 10.78.132.13 with HTTP; Sat, 9 Jun 2007 09:48:42 -0700 (PDT)

Date: Sat, 9 Jun 2007 10:48:42 -0600

Message-ID: <f9ab32040706090948w644d3458waa76b03112f4c053@mail.gmail.com>

From: "Tony May" <245road@gmail.com>

To: "Amy Luetke" <amy@propertyshopinc.com>, "Ang and Alex" <raffin@rof.net>,

"Barb Cebula-McCune" <Barbula1@juno.com>,

"Bill Gibson" <3elkcreek@sopris.net>,

"Chandelle May" <cmay@garfieldre2.k12.co.us>,

"Christine Manuel" <elkcreek@sopris.net>,

"Jim Hancock" <jim@townofgysum.com>,
"Judy Haptonstall" <jhaptonstall@rfsd.k12.co.us>,
"Justin Wareham" <justinW@rof.net>, "Kathy Kopf" <kwolf@sopris.net>,
"Liane Anderson" <delianaw@comcast.net>,
"Richie Luetke" <actionappraisal@sopris.net>,
"Sherry Whitaker" <swhit@crimsonwireless.com>,
"Stephanie Templon" <stemplon@sopris.net>,
"ThadandDenise Greene" <greene@sopris.net>,
"Tiffany D. Gonzales" <tiffanyg@vmgj.com>, "Tony May" <245road@gmail.com>

DKIM-Signature: a=rsa-sha1; c=relaxed/relaxed;

d=gmail.com; s=beta;

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5znyppPloYnlERqPqMt5b4=

Subject: TERHA 2007 Annual Meeting Minutes

MIME-Version: 1.0

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Content-Transfer-Encoding: quoted-printable

Content-Disposition: inline

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New Castle Community Center

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Thad Greene (2 votes, proxie from Judy)

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Financial Report:

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Current balance is\$16,520.08

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=B7 2007 Q3/Q4 due will be sent out July 1

Old Business:

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=B7 No action after the 2006 annual meeting on pavement or chip/seal

=B7 Explained the Kozak Exemption which is the 50' right of way from the bottom of the loop to the Buford Rd.

=B7 Fire Hydrant Testing - 3 hydrants, one remains to be tested near Whitakers.

=B7 Weed Control =96 Tiffany is in conversation with Garfield County. The= re will be a cost, the county will pay half. More to come.

*ELECTION VOTE:

*Directors: No change

ACC Board Members: No change

Officers:

New President - Bill Gibson

New VP - Amy Lutke

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New Business:

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Content-Type: text/html; charset=WINDOWS-1252

Content-Transfer-Encoding: quoted-printable

Content-Disposition: inline

<p style=3D"MARGIN: 0in 0in 0pt">TERHA - Home Ow= ners Meeting</p>

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Chris M. <elkcreek@sopris.net>

Sun, Jun 10, 2007 at 10:06 PM

To: Tony May <245road@gmail.com>, Amy Luetke <amy@propertyshopinc.com>, Ang and Alex <raffin@rof.net>, Barb Cebula-McCune <Barbula1@juno.com>, Bill Gibson <3elkcreek@sopris.net>, Chandelle May <cmay@garfieldre2.k12.co.us>, Jim Hancock <jim@townofgypsum.com>, Judy Haptonstall <jhaptonstall@rfsd.k12.co.us>, Justin Wareham <justinW@rof.net>, Kathy Kopf <kwolf@sopris.net>, Liane Anderson <delianaw@comcast.net>, Richie

Luetke <actionappraisal@sopris.net>, Sherry Whitaker <swhit@crimsonwireless.com>, Stephanie Templon <stemplon@sopris.net>, ThadandDenise Greene <greene@sopris.net>, "Tiffany D. Gonzales" <tiffanyg@vmgj.com>

Hi everyone—About the tree cutting “along the road,” just to clarify, my understanding is that it is OK to cut trees/saplings that are growing in the ditch that is along the road, so that the ditch can be maintained. Chris

-----Original Message-----

From: Tony May [mailto:245road@gmail.com]

Sent: Saturday, June 09, 2007 10:49 AM

To: Amy Luetke; Ang and Alex; Barb Cebula-McCune; Bill Gibson; Chandelle May; Christine Manuel; Jim Hancock; Judy Haptonstall; Justin Wareham; Kathy Kopf; Liane Anderson; Richie Luetke; Sherry Whitaker; Stephanie Templon; ThadandDenise Greene; Tiffany D. Gonzales; Tony May

Subject: TERHA 2007 Annual Meeting Minutes

TERHA - Home Owners Meeting

[Quoted text hidden]

No virus found in this incoming message.

Checked by AVG Free Edition.

Version: 7.5.472 / Virus Database: 269.8.13/843 - Release Date: 6/10/2007 1:39 PM

No virus found in this outgoing message.

Checked by AVG Free Edition.

Version: 7.5.472 / Virus Database: 269.8.13/843 - Release Date: 6/10/2007 1:39 PM