

Black Mountain Ranches Owners

Association Board Meeting

Agenda and Minutes for November 17, 2011

Attendees: Bill Fox, Joan Rowe, Donn Culver, Greg Rossman, Steve Coates

Bill Fox, Association President, called the meeting to order at 6:15 PM this day.

OLD BUSINESS

1. Officer's Report(s): Joan submitted YTD financials from Steve Coates, Treasurer. This report was discussed and approved as submitted. (See attached Statement of Income and Expense)

a. Delinquent dues: Good progress is being made with only a few who remain delinquent. After the end of 2011 it was agreed that those chronically delinquent will be referred to our attorney for recommended action.

3. Marking of culverts: Still a "to do" item, will be accomplished in summer 2012.

4. The erosion repairs to a culvert on Twelve Mile Court have been completed satisfactorily and payment was approved to the contractor.

NEW BUSINESS

1. A group discussion took place regarding opportunities for removal of elk damaged aspens and general forest thinning/management in Park County. Anyone interested in the subject can e-mail Steve Coates at Scoates904@msn.com

2. We had a number of construction projects in 2011 approved by the Board. Remember if you plan new projects to submit plans to the Black Mountain Board along with all appropriate government agencies.

4. Meeting Schedule: Next Meetings - February 16, May 17th and August 18 of 2012

MONTHLY HOMEOWNERS REMINDER

blackmountainranches.org Username: bmr Password: snowdrift

Respectfully submitted, Donn W. Culver, Secretary