

**Elk Falls Property Owners' Association, Inc.**

**Board Meeting Draft**

**9 May 2017**

**Board members present:**

Renaë Braun

David Crespo

Tom Duffy

Cyd Lantz

Merle Lehmkuhl

**Call to order:**

The meeting was called to order by David Crespo at 7:02 PM. (Motion by Merle, second by David)

**Old Business:**

**March Minutes:**

The March minutes were approved.

**Culvert Cleaner:**

Merle will be out of town for an extended period starting 20 May. He will give the culvert cleaner and road grader to Tom in his absence.

**Suggestions for Future Paving Areas:**

There have been no requests for spot paving and so we will not plan to do any paving this year.

**Spring Grading:**

Merle has recommended that we wait until fall to do a grading. David would like to be certain that all POA-owned culvert inlets/outlets are clear of debris at a minimum. Merle will contact Doelmitte to get an estimate on clearing culverts. Cyd will send an email to the POA asking for volunteers to drag problem spots with our grader.

**POA Dues:**

Dues notices have been sent out and are due by 1 April. David reminded board members that all must be in good standing.

**Spring Slash Program:**

The board has two contractors who would supply chipping for us; we need to assess interest to determine financial feasibility. Cyd will send an email to get feedback on how many homeowners may wish to participate. David will talk with Marie Hensick to see if the Firewise Committee will help coordinate the effort.

**Davis Ranch/Elk Creek Drainage Repair:**

Repairs will begin soon on the culvert. The repair effort will last a couple of days and will cause delays but S. Elk Creek Road will not be closed during repairs. Cyd will send an email alerting homeowners when we get a date.

**Director Reports:**

Tom: He is awaiting plans for the new house at 34687 Circle Drive.

Renaë: Most dues has been collected and the board D&O insurance has been renewed.

**New Business:**

**Dunwody Road Repair:**

David received a reply to his letter regarding whether they planned to repave the section of road where their water line repairs took place; they do not. He would like to reply to that letter stating that the POA then has the option to remove our asphalt in that same area. Approved unanimously.

**Commercial Doggie Daycare:**

David reported that the Eagles have complied with his request to cease operation of their daycare service until there can be a vote to amend the covenants. He will also write an article for the June newsletter outlining the consequences of allowing non-residential use within the POA and encouraging homeowners to attend the annual meeting where this will be discussed.

**Bear Grylls:**

The helicopter activity some time ago in Staunton State Park was to film an episode of the Bear Grylls show. It will air on May 22<sup>nd</sup> on NBC. Cyd will send an email to the homeowners.

**Annual Meeting Preparation:**

David is putting together the agenda; contact him with any items that need to be added. Cyd will contact the Davis Ranch to get a date for the annual picnic so that it can be announced at the meeting. Renae will send out proxies to each homeowner in June. David requested that Cyd print hard copies of the newsletter to include in that mailing. David will post the agenda on the bulletin board.

Motion to adjourn made by David and seconded by Tom. Board meeting adjourned at 8:14 PM

Respectfully submitted,

Cyd Lantz