

# **BURNING TREE RANCH HOMEOWNERS ASSOCIATION**

Meeting Minutes  
June 5th, 2006

## **Opening:**

The regular board meeting of the Burning Tree Ranch Homeowners Association (BTRHOA) was called to order by Seth Feinstein at 7:07 PM on June 5<sup>th</sup>, 2006 at the home of Dale Goulette and Jan Girard.

## **Present:**

Seth Feinstein (President), Joe Rouse (Vice President), Dale Goulette (Secretary), Curtiss Wonsik (Treasurer), Liz Burns (Board Member).

Also in attendance:

Bob Burns (Architectural Committee), Joanna Halda (Architectural Committee) and Don Christ (Architectural Committee, Chair Person)

Absent:

No Board members were absent.

## **A. Agenda**

The meeting agenda was distributed by Seth Feinstein.

Items listed:

Role call, Treasury Report and Membership update, review and approval of 4/24/06 board meeting minutes, Zahorik request update, Trash Day/BBQ planning and scheduling of next board meeting.

## **B. Treasury Report**

Curtiss Wonsik presented the treasury report. The balance as of June 5<sup>th</sup>, 2006 was \$5,106.50.

Checks were written in the following amounts:

\$36.96 to Dale Goulette for setup of Webpage/Domain and 3 months server space.

\$61.50 for expenses (Stamps, fliers, paper, copying)

A check in the amount \$50.00 was collected for BTRHOA dues from Joe Rouse from the last meeting. Good news: 11 additional families paid their HOA dues since our last board meeting. This brought in an additional \$550.00 in revenue. The additional funds and debits leave the balance of the BTRHOA account at \$5,730.04. Of the 67 lots; 32 members have currently paid.

Curtiss Wonsik also noted that 2 families participated in the Tree Spraying offer and two families participated in the Flowers Offer.

The costs for the two dumpsters will be \$760.00.

Seth Feinstein asked that it be noted in the minutes that he needs to go to the Wells Fargo bank to have his signature added to the BTRHOA checking account.

**A motion to approve the treasury report was made by Dale Goulette, seconded by Joe Rouse and unanimously approved by the board.**

### **C. Approval of Minutes**

The minutes of the previous BTRHOA board meeting held on April 24, 2006 were reviewed for content and accuracy by Dale Goulette. Discrepancies noted:

NONE

**A motion to approve the minutes was made by Joe Rouse, seconded by Don Christ and unanimously approved by the board.**

### **D. Environmental/Architectural Committee**

The makeup, responsibilities and authority of the Environmental/Architectural Committee were addressed by the board. All members (Joanna Halda, Don Christ and Bob Burns) agreed that they would continue in their present capacities on the committee. Don Christ has also agreed to continue as chairman of the committee. Both Joanna Halda and Bob Burns supported Don Christ in this position.

**A motion to approve that Don Christ (Chairman), Bob Burns and Joanna Halda continue as the members of the Environmental/Architectural committee was made by Joe Rouse, seconded by Curtiss Wonsik and unanimously approved by the board.**

A possible violation/discrepancy of the approved build plans for the spec home located on Burning Tree Drive was addressed by Don Christ. The approved build plans for the home called for brick facing on the lower portions of the outside walls of the home. Don Christ will formulate a letter of notice to the builders of the home about the violation. Joe Rouse has volunteered to assist Don with review the letter for content/wording prior to it being sent.

### **E. E-Mail and Other Notification Topics**

The flier was distributed by Curtiss Wonsik for the upcoming “Trash Bash” dumpster and picnic event. The board thanks Curtiss for all of the work she put forth for this project and compliments her for the presentation and composition of the letter.

There was a brief discussion by Dale Goulette as to the new activities and articles posted on the new BTRHOA website. As of this meeting, there were approximately 140 “hits” to the website. The next quarterly amount for the website will be due this month. Dale Goulette will pay for this and ask for reimbursement from the treasurer.

### **F. BTRHOA Meetings and Events**

The details of the upcoming dumpsters for the annual spring clean and the associated picnic up were discussed by the board. Seth and Curtiss coordinated having the dumpsters located in the Cedar Court area so as to reduce any early dumping in the dumpsters. Seth checked with all of the families residing at Cedar Court and everyone found no problem with having the dumpsters located there for a limited time. It was decided by the board to have the dumpsters available the weekend of June 10<sup>th</sup> so as to not interfere with scheduled Memorial Day vacations. There will also be a BTRHOA picnic held on that Saturday. The dumpster will be available from 9:00 AM to 3:00 PM and the picnic will be at Seth’s from 11:00 AM to 1:00 PM. A schedule of monitors for the area was created from volunteers at the meeting. These volunteers will monitor for unauthorized dumping of restricted materials and validate paid membership of individuals utilizing the dumpsters. Dale Goulette and Curtiss Wonsik have volunteered to pick up the necessary food and other items for the picnic. Seth Feinstein will provide the grill and Joe Rouse will provide chairs/tables. Thanks to everyone for all of the help!

### **G. Other BTRHOA Items of Discussion**

Seth Feinstein noted that none of the board members had heard back from the Zahoriks concerning their request for raising a goat on their property as part of a limited 4H project for their son. Seth asked the board to close out the item since there had been no contact on the matter from the Zahoriks during the time span of the last two board meetings. Seth Feinstein will contact the Zahoriks to notify them that their request has been closed.

**A motion was made by Curtiss Wonsik to close out this item. It was seconded by Dale Goulette and unanimously approved by the board.**

Joe Rouse made a suggestion that we post some type of article/poster on the BTRHOA website concerning the clean up of the general area around Burning Tree Ranch. A lot of trash has been accumulating lately and requires attention as soon as possible. Dale Goulette will post an article on the BTRHOA website.

Curtiss Wonsik has acquired an application from the Franktown fire department for residences to purchase red house number placards near the front of their driveways. This will assist for easier identification of homes during any emergencies. Dale Goulette will post the form on the BTRHOA website.

**Adjournment:**

**A motion to adjourn the meeting was made at 8:00 PM by Joe Rouse and seconded by Curtiss Wonsik and unanimously approved by the board. The board has decided to skip any board meeting in the month of July due to summer vacations and a limited agenda. The next general meeting will be at 7:00 PM on August 21<sup>st</sup>, 2006 at the home of Chuck and Joanna Halda at 8377 Burning Tree Drive.**

Minutes submitted by:

Dale T. Goulette (Secretary BTRHOA)

Approved by: