

1 **PAGOSA LAKES PROPERTY OWNERS ASSOCIATION, INC.**
2 **Regular Board Of Directors Meeting**
3 **Thursday, February 14, 2008**
4 **MINUTES**

5
6 President Gary Gray called the regular monthly meeting of the Pagosa Lakes Property Owners
7 Association Board of Directors to order at 7:01 P.M. in the Pagosa Lakes Clubhouse, 230 Port
8 Avenue, Pagosa Springs, Colorado.

9
10 **BOARD MEMBERS PRESENT**

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12 Gary Gray - President
13 Hugh Bundy – Vice President
14 Fred Uehling - Treasurer
15 Fred Ebeling - Secretary
16 Robert Mullen - Director
17 Janine Krawitz – Director
18 Alan Schutz - Director, absent and excused

10 **STAFF PRESENT**

11 ~~~~~
12 General Manager - Gloria Petsch
13 DCC Manager - Margaret Gallegos
14 Recording Secretary - Barbara Tsonis

19
20 **Quorum verified by Secretary Ebeling**

21
22 **APPROVAL OF AGENDA**

23
24 A motion was made by Vice President Bundy and seconded by Director Krawitz to approve the
25 Agenda. Motion carried unanimously.

26
27 **APPROVAL OF MINUTES OF JANUARY 10, 2008**

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29 A motion was made by Secretary Ebeling and seconded by Treasurer Uehling to approve the
30 minutes of January 10, 2008 as written. Motion carried unanimously.

31
32 **GENERAL MANAGER’S REPORT -**

- 33
34 1) In addition to the Department Managers’ reports, the following comments are noted:
35 **ACCOUNTING:** None other than as included in departmental report.
36 **DCC:** ECC liaison Karger requested that the Board consider a change to Resolution
37 2005-19. Due to time constraints, this was not discussed as planned at the Board/ECC
38 work session. Another work session will need to be set for this issue as well as several
39 other issues beyond the changes to the Neighborhood Rules and Regulations.
40 **DPE:** As the DPE report shows, they have kept ahead of the many snow removal
41 challenges.
42 **DRA:** None other than as included in departmental report.
43
44 2) The **Sheriff’s Department Animal Control** statistics for the month of January 2008
45 show 13 reports taken, 12 dogs impounded, 2 reported cruelty cases, 18 dogs returned to owners,
46 5 dangerous dog calls, 48 verbal warnings issued, 0 written warnings given, 7 summons issued,
47 91 miscellaneous citizen contacts made, 55 calls from dispatch to the animal control officer for
48 service, and 7 welfare checks.

1 **3) Pagosa Lakes POA has nineteen (19) Covenant Compliance legal issues pending with**
2 **counsel at the present time.**

3
4 **4) The website for January 2008 were 1090 visits higher than January 2007, 6427 vs.**
5 **5337.**

6
7 **5) There were a total of 540 clubhouse events scheduled in 2007.**

8
9 General Manager Petsch also stated that the credit card policy previously approved by the Board
10 is in effect and PLPOA is in the process of applying for a card with reward points and no annual
11 fee.

12 **PUBLIC COMMENTS**

- 13
- 14
- 15 • None
- 16

17 **TREASURER'S REPORT**

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19 Due to the end-of-year closing and the annual audit, the 2007 year-end financial statements are
20 not yet available. The statements may be available for the March 2008 board meeting. As
21 shown in the Accounting Notes from the Comptroller, the Association has received \$467,000, or
22 36.6% of the total 2008 billed assessments of \$1,277,600. Collections are running behind 2007
23 as the percentage collected during the same time period last year was 41.9 percent.

24
25 Two \$95,000 Edward Jones certificates of deposit (CDs) matured on January 17, 2008 with
26 Waccamaw and Imperial Capital Banks. They were replaced through Edward Jones with a
27 \$95,000 4.35% CD at Farmers & Merchants Bank of Lakeland, Georgia and another \$95,000
28 4.3% CD with National Bank of Sumter, South Carolina. Both CDs will mature on January 23,
29 2009.

30
31 The CD matured interest goes into the account where the money was originally taken from.

32 **COMMITTEE REPORTS**

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- 34
- 35 ○ **Recreation Center Committee** – No report at this time.
- 36 ○ **Lakes, Fisheries & Parks Committee** – No report at this time.
- 37 ○ **Ad Hoc Lake Study Committee** – No report at this time.
- 38 ○ **Road Advisory Committee** – No report at this time.
- 39 ○ **Finance Advisory Committee** – No report at this time.
- 40 ○ **ECC agendas and minutes** were included in the DCC report. ECC board
41 liaison Ernie Karger's report also was included.
- 42

43 **PRESIDENT GRAY'S COMMENTS**

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45 President Gray referenced Ernie Karger's report and stated that the ECC Committee would
46 like the Board to review the Architectural Harmony section of the report and be prepared to
47 discuss their recommendations and vote at the March board meeting.

1 **OLD BUSINESS**

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3 Discussion was held regarding changes made to the Neighborhood Rules and Regulations. This
4 issue will be placed on the March agenda and all comments and suggestions will be discussed at
5 that time. President Gray commended the ECC and DCC for doing a tremendous amount of
6 work on this issue.
7

8 **NEW BUSINESS**

- 9
10 1. Mr. Boyd Anderson, Antelope Blvd., presented his recommendation to **the Board to**
11 **consider a special permit issued to allow snow removal equipment to remain on**
12 **individual properties during the snow season.** Mr. Anderson, as well as others, has been
13 actively assisting neighbors by clearing their driveways, etc. during this tough winter
14 season. Extensive discussion was held regarding this issue and it was decided that the best
15 method would be to allow the temporary seasonal parking of snow removal equipment.
16 Recommendation was made for DCC Manager Margaret Gallegos to write a Resolution
17 allowing the temporary parking on individual properties of certain types of snow removal
18 equipment during the next winter season. The Resolution will be voted on during the March
19 Board meeting.
20
21 2. **Board Adoption of the CORRECTED Resolution 2007-08, A Resolution Setting the**
22 **2008 Property Owners Property Assessment. Board action requested.** Motion to
23 approve by Treasurer Uehling. Motion seconded by Director Krawitz. Motion passed
24 unanimously.
25
26 3. DCC Manager Margaret Gallegos requested that the **approved capital expenditure of two**
27 **laptop computers be modified to instead purchase a desktop computer and an**
28 **additional license for TOPS software. Board action requested.** Motion to approve by
29 Secretary Ebling. Motion seconded by Vice President Bundy. Motion passed unanimously.
30

31 There were no violations for Board ratification this month.
32

33 **CORRESPONDENCE**

34
35 Two member communications were received praising the Recreation Center staff. The
36 Association is very lucky to have such conscientious individuals on its staff.
37

38 **ADJOURNMENT**

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40 There being no further business, the meeting was adjourned at 7:35 P.M.
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42 Respectfully Submitted,
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46 _____
47 Fred Ebeling, Secretary

Barbara Tsonis, Recording Secretary