

WILLOW CREEK PASS VILLAGE ASSOCIATION
BOARD OF DIRECTORS MEETING
LAND TITLE OFFICES
August 10, 2005

Representing the Board: Lanny Mack, Rebecca Phillips, by phone: Susan Marshall, Pat Aeillo, & David Kleiwer

Lanny Mack called the meeting to order at 5:10pm.

Election of Officers - Board selected following Board members to fill officer positions for following year: President: Lanny Mack; Vice President: Rebecca Phillips; Sec / Treasurer: Dan Haveron.

Lanny reviewed some of the existing policies regarding Board members:

- All dues and assessments must remain current
- No independent decisions without Board authorization. Usually all projects involve two members.
- Any conflict of interest on Board business must be stated. Board member may participate in discussions, but not vote on any business with stated conflict.
- If a Board member misses three meetings, Board can elect to remove

Board set meeting dates at Oct. 15, Jan. 14, Apr. 22, June 10, and July 29 (annual meeting)

Environmental Control Committee - Board appointed current ECC members to continue: Dan Myers, Christine Pearson, and Dan Haveron as Board rep. Susan Marshal will be Board rep on Nov 1, when Dan leaves for the winter. Construction design approval submittals will be submitted to Double H, who will contact current board rep for ECC approval process.

Snow Removal Contract: Lanny felt it may be too late to get many bids for snow removal. Some vendors already have winter contracts. Board directed Lanny and Dan to negotiate contract with KL Wilderness (Kris Lodwick) for 2005/06 season, since we have option year remaining on contract. Rebecca, Susan, and Lanny will be points of contact for homeowners with snow removal issues.

Policy and Procedures: Lanny stated SB 5-100 requires certain documents and procedures. Most of these are in place in past minutes, by-laws, etc. Some don't necessarily apply to our situation, but we still are required to have them. Lanny recommends having most of these on the web page to satisfy "availability" requirement. Lanny and Susan will draft and compile the required policy and procedure guidelines, as well as Rules and Regulations. Final versions will be submitted to Board for comments and adoption. Documents required for Web page will be finalized by September 1, balance will be prepared by December 1.

Snow Mobile Policy: Rebecca volunteered to coordinate establishing a citizen committee (and be Board rep) to review existing rules and develop reporting procedure, enforcement procedures and fines. Final procedures will be presented for discussion and adoption at the October 15 Board meeting. Lanny has talked to sheriff, and Association can hire patrol for \$35/hour, Board agrees to pursue having occasional sheriff patrol. Lanny will be backup

Web Page: Lanny will work with Gene on content to get first setup. David will coordinate and manage web page after Gene gets online.

Road Projects: Dan and Lanny will continue the previously approved road projects. Golden Tide was completed last week, at approximate \$14,000, assessments to be sent out next week. Longfellow bypass restoration, Longfellow slope work, Willow Gulch culvert installation, and drainage work to be completed by September.

Meeting adjourned at 6:30pm.