

Draft

FALL CREEK VILLAGE HOMEOWNERS ASSOCIATION

Minutes to the Board Meeting

Via Conference Call

February 14, 2018 at 3:30 PM MDT

Dial-in number: 1-605-472-5326

Participant access code: 769832#

1. Call to order: Mark Murray, President called the meeting to order. Lynn Black, Derek Engebresten were present. Also present: Judi Balkind, HOA Manager and Erin Johnston, Attorney.
2. Motion to Approve/Waive Notice of Meeting. Attendance of all members of the board in attendance therefore notices duly given.
3. Determination of quorum of Board
Majority of Directors (Murray, Black, Engebretsen)
Board is 3, Quorum 2
Act of majority of quorum of Directors is an act of the Board
2 votes = act of Board
4. Approval of the Agenda – Mark Murray made a request to add to the agenda – Discussion of Fire pump at the end of the road. Mark made a motion to approve the agenda with changes. Lynn Black seconded and motion passed.
5. Requests to Speak on Agenda Topics
 - a. Advance requests to speak on agenda topics. None.
 - b. Final requests to speak on agenda topics.
6. Old Business:
 - a. Approval of minutes of 08/27/2017 members meeting – tabled to next meeting.
7. New Business:
 - a. Ground water infiltration issue into the system – due to roots working their way into the fiberglass. Lynn Black reported Stan Kierztyn is working on this.
 - b. Review and approval of Jeanne and Andrew Loomis documents for their new house. Mark noted they are not in compliance with the Fall Creek's Village requirement that primary residence must be constructed of actual logs having a diameter of not less than eight inches (8"). The proposed structure by the Loomis's is proposed to be built of siding not actual log. On Mark and Lynn garages the HOA allowed log siding - This was allowed on anything other than the main residence. The variance being requested by the Loomis's is for log siding on the main residential structure. Discussion ensued. Erin Johnson

suggested making it a specific waiver to allow it to be built on Lot 9 because they are located on the other side of the San Miguel River and are physically separated from the remainder of the subdivision

Mark Murray made a motion to grant to the Loomis's a variance and approve the plans submitted by the and to allow siding as proposed by Loomis as long as siding is log siding that depicts what would represent 8' inch logs. The reason for modification would be based on the home is on the other side of the river and the Fall Creek Village doesn't furnish them with water, septic or access. Lynn Black seconded and motion passed unanimously.

This is the Fall Creek Village's preliminary approval and does not constitute a waiver of compliance with any other requirements of the subdivision .There may be other requirements in the covenants that the Loomis will need to comply with as they go through the construction process.

- c. Discussion Pump at the end of the road, Mark talked with Jon Cheroske; fire Marshall Familiar with the fire pump at the end of the road. It's a dry pipe that draws water from the river; in the absence of this they throw a hose in the river. The fire department has tried unsuccessfully on a couple of occasions to clear the pipe. The fire department, however, has bought new trucks with greater capacity and Jon Cheroske reported that they will try again this spring. But If they tried to blow it out but could not it could destroy the pipe. Jon Cheroske could build a new one for around \$2,000 to \$3,000. If a new pipe is installed, it could lower your insurance rates. Discussion ensued. The members agreed to wait to see if the old pipe can be blown out
- d. Brainstorm. Run cable to the area – feed the fiber through some equipment on Mark's house. Jim will get a written proposal to present to the board for installation of a broadband cable. No decisions will be made until a proposal is sent.

8. Other Business and Owner Comments;

9. Next meeting date and place: TBD

10. Adjournment. Time: motion to adjourn 4:25 PM_____