

**Raspberry Mountain Ranch (RMR) Property Owners' Association (POA)
Special Board of Directors Meeting – DRAFT
La Veta, CO**

Date: October 24, 2011

Time: 11:00 AM

Place: Fuller Western Real Estate Office

Board Members Present:

JH Jeff Hanko, President #22 (by conference call)

EK Ed Kirkland, Vice President. #17

DB Doreen Baumann, Treasurer #24

FS Fran Sanden, Secretary #6

WC Windell Cannon #12, Board Member & CRE Liaison

Board Members Absent:

CC Craig Clark #3

TB Tom Bettis #5

DN Dick Newsom #31

Members Attending:

Stu Baumann (SB) #24

Cammie Cannon, #12

- 1. CALL TO ORDER** - The meeting was called to order at 11:00 AM by JH.
- 2. PURPOSE OF MEETING** – A special meeting of the BoD was requested by DB and WC to discuss RMR taking over control of the front gate.

DB read a proposal that WC had written regarding RMR taking over control of the gate. Lance Freeman, VP of CRE, has started a business in town and cannot keep up with the gate's maintenance. Thus, on October 21, 2011, Lance asked WC to take over installation and maintenance of the new gate. The Board discussed a number of options and decided on a 50%-50% cost split with CRE until gate is operational. Once operational, RMR will propose to CRE an 80%--20% split with RMR paying 80% of the costs of gate maintenance and CRE paying 20%. Another option being considered in the future is to split the costs on a house-built ratio. Currently, CRE has two home owners using the gate while RMR has six.

DB suggested that we check with CenturyLink on installation of a phone at the gate. Bud Mazza can do the installation. Monthly expenses would be phone and electric charges. DB will talk to CenturyLink and Bud Mazza for pricing.

The Board decided that RMR propose to CRE keeping the joint CRE-RMR special fund active and pay gate monthly charge and maintenance fees from the account. A monthly deposit by both POAs to feed the fund was also discussed. FS was asked if money from the sale of the gate had been deposited in the special fund. FS said that she would check. Yet to be determined is how much each POA will pay monthly.

JH made a motion to go forward with the plan. EK seconded. All voted in favor. **Motion carried.**

WC said that CRE will be holding its BoD meeting in November. He is going to ask Lance if he might attend their meeting to present RMR's proposal.

3. OTHER ITEMS. The possibility of RMR taking over control of Mountain Valley Road was discussed. It was decided to table this item until the gate issue is resolved.

Lance also needs help snow plowing the mailbox turn-around and trash area.

DB told all that Community Banks of Colorado (CBC) had been taken over by the FDIC. Further, CBC has been purchased by Bank Midwest out of Kansas. The Board discussed whether we should move our RMR accounts but decided to keep the accounts open unless and until the La Veta branch closed or the service deteriorates. WC made a motion to keep our account open unless/until services deteriorate of the branch closes. EK seconded. All voted in favor. **Motion carried.**

4. ADJOURNMENT-DB motioned that the meeting be adjourned. EK seconded. All voted in favor. **Motion carried.** The meeting was adjourned at 11:50 AM.

Respectfully submitted this 27th day of October, 2011.

By Fran Sanden, Secretary _____