

SOTHA Owners Meeting
July 9, 2019
Minutes

@ Kevin & Andrea Michelson's home, 707 Shield O Rd., Snowmass, Colorado

- Call to order 6:30 pm
- Establish Quorum
 - Attending were 8 parcels represented with 10 parcels represented by proxy (18 parcels total)
 - Owners attending (8 parcels):
 1. Jill Teitelbaum (Buddy Meyers)
 2. Stewart Holmes
 3. Kevin Michelson
 4. Hal and Joy Hartman
 5. Susan Holliday
 6. Rick Muller
 7. Lisa Gutner
 8. Krista Eddy & Joe Freeman
 - By Proxy (10 parcels):
 1. Harvey Ann (by Hal and Joy Hartman)
 2. Harvey Mark (by Hal and Joy Hartman)
 3. Steamboat Harvey Partnership (by Hal and Joy Hartman)
 4. Pickering/Luricella (by Stewart Holmes)
 5. Eric & Kelly Hansen (by Stewart Holmes)
 6. Hawley Smith (by Stewart Holmes)
 7. Chuck and Julie Sonson (84 Casey Ct.) (by Kevin Michelson)
 8. Chuck and Julie Sonson (88 Casey Ct.) (by Kevin Michelson)
 9. Chuck and Julie Sonson (Quast & Johnson...Lot) (by Kevin Michelson)
 10. David Eckelberger (by Kevin Michelson)
- Minutes of Prior Homeowners Meeting
 - Motioned & Approved

- Treasurer's Report –
 - Presented DRAFT Annual Report for 2018-2019 fiscal year.
 - Package
 - Balance Sheet
 - Budget to Actual
 - Grading/Roadbase expense report
 - 2018-2019 Annual Budget
 - Discussed Accounts Receivable – All members currently paid! (Thanks to all!)
 - Discussed line items in report
- Road Maintenance Report
 - Hal Hartman reported on the work completed by Howard Vagneur over the past year.
 - More than \$64k was authorized by the Board for work completed in Summer & Fall of 2018, and Spring of 2019.
 - Magnesium Chloride was applied in the spring, and the membership appreciated the application hardening the roads and keeping the dust down. The membership supported further applications of Magnesium Chloride into the future.
 - The expectation is that the annual maintenance cost for the roadways will reduce over time with the large effort that was applied this past year.
- Noxious Weed Report
 - Weed spraying has occurred during the spring and early summer.
 - Roadside conditions within SOTHA easements are generally weed free.
- Fire Mitigation Report
 - Mitigation efforts occurred in the fall of 2018, and the chipping of the material occurred in the spring of 2019.
 - Further Mitigation efforts are planned for areas that have been previously mitigated, and since overgrown.
- Wildfire Plan
 - Reported that SOTHA has a wildfire evacuation plan and reviewed the plan with the membership.
- Roadside edge grass/weed cutting
 - No work had occurred to date. The membership supports the idea, and Hal Hartman offered to complete the effort in the near future.

- 2018-2019 Budget/Annual Dues
 - The Board approved budget was presented representing \$1500 in annual dues per member
 - \$1500 in annual dues are to be split into two (2) payments invoiced September 1, 2018 and March 1, 2019
- Old Pond Way Signs
 - The Board authorized the purchase and installation of two (2) signs, one for each end of Old Pond Way. The signs are intended to discourage non-Old Pond Way Residents from using Mesa Road for ingress and egress via Old Pond Way. Our agreement with the Mesa Road Association allows the use of Mesa road for Old Pond Way Residents only!
- Board Nominations
 - Seven (7) members were nominated
 - Mark Regan
 - Eric Hansen
 - Stewart Holmes
 - Hal Hartman
 - Riccardo Abate
 - Susan Holliday
 - Kevin Michelson
 - Motioned and approved
- Meeting Adjourned
 - 9:00pm

Minutes by Kevin Michelson