

JOINT BOARDS' MEETING  
JANUARY 19, 2008

IN ATTENDANCE CLRRRA: Inge Hongsermeier, Helen Koller, Rex Schweers, Jim Sidebottom, Steve Smalley, and Manager Jody Sandquist.

ABSENT CLRRRA: David Smith and Jerry Valko.

IN ATTENDANCE CLWSA: Steve Koeckeritz, Joe Sarjeant, Bob Strazer, Jack Watson, and Jeanette Williams.

PROPERTY OWNERS & OTHERS IN ATTENDANCE: Nine (9).

ROAD & RECREATION PRESIDENT STEVE SMALLEY CALLED THE JANUARY 19, 2008, JOINT BOARDS' MEETING TO ORDER AT 10:12 A.M.

ADOPTION OF AGENDA: Lockbox was added to the Agenda.

MOTION: Inge Hongsermeier moved to approve the Agenda as amended. Bob Strazer seconded the motion, which passed unanimously.

APPROVAL OF MINUTES:

MOTION: Steve Koeckeritz moved to approve the October 20<sup>th</sup> minutes. Jim Sidebottom seconded the motion, which passed with two abstentions: Jim Sidebottom and Jeanette Williams.

MOTION: Steve Koeckeritz moved to approve the November 17<sup>th</sup> minutes. Inge Hongsermeier seconded the motion, which passed with one abstention: Bob Strazer.

MOTION: Steve Koeckeritz moved to approve the December 15<sup>th</sup> minutes. Inge Hongsermeier seconded the motion, which passed with one abstention: Jack Watson.

- AUDITS – Scott Rulon of Rickards, Long & Rulon: Scott reviewed the audit information of each Association and gave an unqualified opinion. Scott will meet with Inge Hongsermeier, Treasurer of Road & Recreation, and Bob Strazer, Treasurer of Water & Sewer, next week in Fort Collins. There was discussion on putting the audit on the web site.

MOTION: Steve Koeckeritz moved that we post the Audit Reports on the Association Web Site. Jim Sidebottom seconded the motion, which passed with three nays: Inge Hongsermeier, Bob Strazer, and Jack Watson.

Elissa Deaton (12056) asked who would answer the questions that come from having that information on the web site. Both Steve Koeckeritz and Steve Smalley stated they would be available to answer questions, and Steve Smalley indicated the Manager and the Bookkeeper would also be able to do so.

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CLRRA MOTION: Rex Schweers moved to accept the R&R Audit Report. Helen Koller seconded the motion, which passed unanimously.

CLWSA MOTION: Jeanette Williams moved to approve the Audit for Water & Sewer. Bob Strazer seconded the motion, which passed unanimously.

- MEMBER COMMENTS: None.
- COLLECTION REPORT: Updates have not been received from the attorney. Steve Koeckeritz commented that many Home Owner Associations have been impacted by the foreclosure activity. Crystal Lakes' Associations have been fortunate to have avoided that. This past year, of the thirty-three homes that sold in Crystal Lakes, only one of those was a foreclosure. Many times in such instances all the Association can retrieve is six months worth of dues. By contrast, this past year 40% of the homes sold in Glacier View Meadows were foreclosures. We are not in that primary home market other than our retirees. We are in the second home market.
- MANAGER'S REPORT: Jody announced that we have hired Peggy Reffel (11018) as our new Bookkeeper, and she will start on January 24<sup>th</sup>.  
An application has been turned in for a grant for our sirens through Emergency Services. The application covers two sirens and the base control to start. We can then add additional sirens as we are able. This would be a matching funds grant. If we installed the complete system and paid for it with a one-time special assessment, that amount would be under \$48.00 per lot.  
We have had several signs vandalized in Crystal Lakes. This has been reported to the Sheriff's Department and they have been provided with photos.  
We have been provided by the Sheriff's Department with a wanted poster photo and information on a person suspected of doing a lot of break-ins down along Poudre Canyon. Glacier View has also had a couple of dozen break-ins. Information on that person is in our office. A copy of the poster will be placed in each mail shed.  
Jody, as well as Don Rogers, will be attending a volunteer ice rescue training on February 9<sup>th</sup> from 8:00 a.m. until 5:00 p.m. This will be held here in Crystal Lakes. Jody will leave training to conduct the New Owners' Orientation at 1:00 p.m.  
Jody is scheduled to attend a Water Operator Re-certification class in Boulder. She will be gone from the 20<sup>th</sup> through the 25<sup>th</sup> of this month.  
A request for vacation time was made for February 2<sup>nd</sup>, 3<sup>rd</sup>, 4<sup>th</sup>, 28<sup>th</sup> 29<sup>th</sup>, and June 5<sup>th</sup> through the 9<sup>th</sup>. She also asked for January 31<sup>st</sup> and February 1<sup>st</sup> off because she will be working her two days off two weeks in a row.

MOTION: Joe Sarjeant moved to grant Jody's vacation dates as requested. Rex Schweers seconded the motion, which passed unanimously.

Steve Koeckeritz requested that slash pile violations and Cutthroat Pond be placed on the Joint Agenda in the future inasmuch as Water & Sewer is also involved in these two issues.

- POLICY & DOCUMENTS: No report.
- WAGES & BENEFITS: Steve Koeckeritz reported they had their second meeting last week and need to schedule the next one. He will contact the Committee Members by e-mail.
- SIRENS AS BALLOT ISSUE: This is tabled to February.

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- **CLEANING SERVICE RATES:** This contract has not been changed in three years and Jody needs to have some additional work done that is not covered in the contract. Additional cleanings have been requested of the cleaning person, and a price needs to be set for each addition. Jody will provide the Boards with proposed figures as soon as possible to enable them to include any changes in their budgets.
- **STAFFING:** Tabled to the February Meeting.
  - Job Description – Bookkeeper:
  - Chain of Command:
  - Additional Needs:
- **VISION QUESTIONNAIRE:** A draft of the Vision Questionnaire was provided, and Jody reminded the Board Members that it has been nearly ten years since it was sent out. Discussion followed as to possible improvements to the current questionnaire, and whether Water & Sewer wants to participate with some of their own questions. This is tabled to February.
- **BINDER UPDATES:** These were provided to the Board Members.
- **LOCKBOX:** Bob Strazer suggested that the motion to transfer monies from Road & Rec.'s lockbox to Water & Sewer be done at the Joint Meeting where they are in attendance as well as have more timeliness to the transfer.

MOTION: Bob Strazer moved to discuss the lockbox transfers at the Joint Meeting. Jack Watson seconded the motion, which passed unanimously.

- **EXECUTIVE SESSION:** - Personnel Issues.

MOTION: Jim Sidebottom moved to go into Executive Session. Jack Watson seconded the motion, which passed unanimously.

MOTION: Inge Hongsermeier moved to go out of Executive Session. Rex Schweers seconded the motion, which passed unanimously.

MOTION: Inge Hongsermeier moved to adjourn. Bob Strazer seconded the motion, which passed unanimously.

THE JOINT BOARDS' MEETING ADJOURNED AT 12:45 P.M.

Respectfully submitted,  
Bev Eddinger  
Recording Secretary