

BLUE RIVER RUN HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
AFTER THE ANNUAL MEETING
August 16, 2008

The Blue River Run Homeowners Association Board of Directors met on Saturday, August 16, 2008, in the Town Council meeting room at the Silverthorne Town Hall following the Annual Meeting. Directors Pete Novembre, Francina Davis, Mary Kay Kelley, Ken Schneider, Barry Spector were present. Representing Wildernest Property Management (WPM) were Barbara Walter - Director of Homeowner's Associations and Karen Shramo - HOA Liaison. The meeting was called to order at 1:15 p.m.

ELECTION OF OFFICERS

The following officers of the Blue River Run Homeowners' Association were elected:

- Barry Spector – President
- Pete Novembre – Vice President
- Secretary – Donata Ziedins
- Treasurer – Nancy Allen
- Director – Francina Davis
- Director – Ken Schneider
- Director – Mary Kay Kelley
- SFH Representative – Diane Chisolm

IRRIGATION SYSTEM ACCESS

Because of previous issues with gaining access to units which house the irrigation system controls, the Board asked Mr. Vlcek to coordinate the fall winterization of the system with the appropriate owners. If an owner objects to such access, the option will be given to that owner to install an exterior shut off valve for the system at the owner's expense.

RESOLUTION: Upon motion made, duly seconded and unanimously carried, owners of units housing controls for the lawn irrigation system, will be informed of the HOA's authority to access the units as needed to address issues with the irrigation system per the HOA Declaration; further, it was approved that in the case of owner objection to access, the owner will be given the option to install exterior irrigation system controls at the owner's expense.

MEETING SCHEDULE

The next Board meeting will be on Friday, October 10, 2008, at the Wildernest Commercial Center conference room. The remaining Board meetings will be scheduled at that time.

OTHER ITEMS

The Board requested an estimate to evaluate all heat tape prior to the winter.

The Board briefly discussed the upcoming fence-painting project, specifically the color and product to use. It was decided that the Sikkens stain product will be used in a redwood color but Mr. Spector will contact Donata Ziedins to confirm that she has not researched other options.

ADJOURNMENT

The meeting adjourned at 1:45 p.m.