

Blue Lake Owner's Association

Board Meeting Minutes

July 11, 2017

Attendance: Scott Wirkler, Wendy Brez-Dahl, Mike Stanberry, Jeff Bay, John Eaton. Absent: Loren Wilder & Ted White. Also in attendance: Joe Meade, Gina Shaw, Dan Wolf, Mike Jenkins, Lisa & Paul Dimento, Bill Reynolds, Bruce Pearson, Donna Phelps, and Sheriff's Deputy Todd Sauer.

Homeowner Comments: Mr. Wolf, Mr. Jenkins, the Pearsons, and the Dimentos spoke of some of their concerns at the lake by non-residents. There were offers to volunteer as a watch group. Jeff spoke of the six plus months of efforts by the board and staff to implement some of the recommendations of the Lake Committee.

Lake Issues: Donna Phelps presented a proposal for a security fence. Deputy Sauer suggested signage of rules at the gate and other entry points to include park closure. He suggested hiring additional rangers or paying for a sheriff's deputy to be on duty to enforce no trespassing. Bill Reynolds voiced opposition to closing the park to non-residents. Mike Stanberry asked that the sheriff's department write parking tickets for vehicles on JW Drive without warning. Gina presented the "notices" being placed on windshields of all vehicles parking at the preschool or on JW Drive. Gina asked for more drive-thru presence by the deputies on duty whenever possible.

Jeff moved to approve purchase of signage and charge Gina with getting concrete bids from 3 security companies for immediate board approval by email. It was agreed that signs will be bilingual. John seconded; vote 5:0.

Gina asked for approval to buy large bilingual banners for all entry points that read, "Private Property- Keep out" as an attempt to educate the general community. Jeff moved to approve the purchase up to \$250; Mike seconded; vote 5:0.

Backflow bid review: The board reviewed bids to install, inspect, and report backflow devices in 4 necessary locations. Jeff moved to hire Taylor Made Technologies for \$4400. Mike seconded; vote 5:0. In the interest of time we will ask TMT for an estimate (by our next meeting) to configure a drinking fountain and hose bib at the bathroom to be in compliance with Mid Valley Metro's requirements. Unmetered water will be capped on bathroom building. There was significant discussion of the current situation with the existing drinking fountain and hose spigot. John moved to remove the existing and put a wall mount on the outside of bathroom. Scott seconded; vote 5:0.

Employment Attorney recommendations review: The board received these recommendations by email last month. Jeff moved to adopt option 3; Scott 2nd; vote 5:0.

Joe's Report: The other new volleyball posts will go in this week. The fence staining is about 2/3 complete.

Gina's Report: The bike path east of Blue Lake was confirmed as belonging to Eagle County. Road and Bridge, Engineering, and the Crawfords have been approached to repair the large cracks. Gina reported on the on-going covenant violations at 136 Coyote and the problem with utility easements. That issue is resolved and Comcast was able to access for repairs.

Gina reported the utility box issue at 62 Bobcat and has suggested the homeowner request 811 locates. If no utility claims the box it could be filled in. Gina had a vehicle towed from storage that belonged to a tenant no longer living in Blue Lake.

Financial Review: The board reviewed the Balance Sheet; P&L Budget Performance; and Accounts Receivable reports. There was some discussion of the Capital Project "Irrigation near Blue Creek." Joe will get an estimate from CM Sprinklers. Gina asked for approval to increase the limit on the debit card account to \$1000. Jeff so moved; Scott seconded; vote 5:0.

Adjourn: 8:55

VOTE BY EMAIL REGARDING THE HIRING OF SPECIALIZED PROTECTIVE SERVICES:

Gina contacted Specialized Protective Services and Citadel (no other known security firms were found in the area) on 7/12/17. Gina emailed to the board on 7/13/17 the estimate from Specialized Protective Services. (Citadel did not respond until 7/21/17.) Jeff Bay, Wendy Brez-Dahl, Scott Wirkler, Ted White, John Eaton, Loren Wilder replied with a "yay" to hire SPS. Mike Stanberry did not respond.