

**GENESEE FOUNDATION  
BOARD MINUTES  
April 11, 2007**

The Genesee Foundation Board of Directors met on Wednesday, April 11, 2007 at the Genesee Fire House. An open, informational session was presented by the Genesee Fire Department to the Foundation Board Members and attending residents. After the presentation the Board Members returned to the Vista Clubhouse for the regularly scheduled meeting. President Gary Anderson called the meeting to order at 6:35 p.m.

**Attending:** Barbara Actor, Gary Anderson, Anita Livingston, Gary McKay, John Siegesmund, and Bim Stanton. **Not Attending:** Anne Sherwood (out of town)

**ALSO ATTENDING:** Carla Andrews, Community Manager

**APPROVAL OF MINUTES**

Anita Livingston moved approval of the March 14, 2007 regular Board meeting minutes. The motion was seconded by Bim Stanton and unanimously approved.

**BOARD COMMUNICATIONS**

Anne Sherwood sent in a report on communications received since the last regular meeting.

- Email received from Bruce Strand regarding the Riva/Genesee C-Dot culvert under I-70. Referred to Vision Committee.
- Email received from Chris O'Dell on need to upgrade trail signage. Referred to GEM Trails Subcommittee.
- Email from B. Strand regarding the laying of new electrical cable on Montane. Response to be determined.
- Email from B. Strand regarding the possibility of a link from the Foundation web site web cam and the Water and Fire Districts' website. G. Anderson and C. Andrews responded.
- Two residents received responses from C. Andrews, R. Babcock and A. Sherwood regarding their concerns on the Open Space Sanitation thinning projects.

**MANAGEMENT REPORT**

*Carla Andrews submitted a written report and highlighted orally the important points.*

- Board approval was requested by Ryan Babcock, the Open Space Manager, to purchase an ArcView GIS Software Extension package for survey analysis. The digital maps that are produced will help foundation staff in determining property lines using GPS receivers. Bim Stanton made a motion to approve AFE Number 07-I-127, in the amount of \$2,125, to purchase the software

package. The motion was seconded by John Siegesmund and unanimously approved.

- AFE Number 07-I-128, request for \$2,000 to purchase a log splitter was deferred until further notice. The Board felt that the log splitter will not be used until the fall and there was not an urgency to make this purchase. The matter was referred to the GEM Committee to come up with a plan that would allow the split wood to be shared with all community residents.
- Carla Andrews requested that the Board approve the replacement of the 21-year old roof on the maintenance building. The original wood shake roof is leaking around the skylights. The \$10,5000 purchase would replace the original roof with an ARC approve high definition, 40-year guaranteed, asphalt shingle roof. Barbara Actor made a motion to approve AFE Number 07-R-262 for replacement of the maintenance roof. The motion was seconded by Gary Anderson and unanimously approved.

## **BOARD DISCUSSION/ACTION ITEMS**

Carla Andrews passed out the final schedule for resident hikes and work day prepared by Ryan Babcock. The scheduled walk through and discussions involve shaded fuel break on 4-14, dwarf mistletoe on 4-29 and meadow hikes on 5-6. A date of 6-2 has been set for residents to assist with tree removal in the meadows.

## **BOARD REPORTS**

*All written reports, when available, are on the web site or in the Foundation Board Book.*

**GEM:** Carla Andrews Management Report included the Open Space report. Barbara Actor requested that during dwarf mistletoe tree trimming that large trees are not left with just a few branches on top. Several trees were left in that manner last year and it is unsightly.

## **INITIATIVE COMMITTEES**

**Private Drive Public Safety:** Gary Anderson announced that the committee will hold its first meeting between May 1 and May 15.

**Genesee Vision:** Gary McKay said that the committee will meet next Tuesday, the 17<sup>th</sup>. Strength and weakness will be on the agenda with the discussion led John Recca and Bruce Strand.

**Security/Patrol:** An informational letter on security will be placed in the May Genesee for all residents wanting more facts before they fill out their survey. Gary told the Board that he will forward the letter to members for their review. All changes and thoughts should be communicated to John Siegesmund by Monday the 16<sup>th</sup>.

Gary Anderson passed out the security survey to all Board Members and attending residents and requested that everyone take 10 minutes to fill in the questionnaire. Afterwards Gary asked if the questions were clear and for any clarification that was needed. During the discussion several issues came out that meant changes to the existing document. Gary read back all changes that were requested and the Board agreed with the now final document. Barbara Actor will make the necessary changes and forward the amended survey to Carla Andrews.

Only 1 security survey will be mailed to each household around the end of the first week in May, after the security letter is published in the Genescene. Barbara Actor thanked Gary Anderson on behalf of the Board for his leadership on the committee.

## **LIAISONS**

**ARC:** Anita Livingston reported to the Board regarding a resident who had on-going covenant violations, despite repeated letters from the Foundation that repairs must be done on the home. Our attorney sent a letter on March 20<sup>th</sup> and received no reply. Anita spoke with the homeowner and they reached an agreement that a contract would be put in place by April 20<sup>th</sup> to have the violations corrected. Anita made a motion that litigation begin against the homeowner, if an executed contract for work is not delivered to Scott Albertson by May 20, 2007. The motion was seconded by Gary Anderson and unanimously approved.

ARC has recommended open space tree removals on 2 properties for fire mitigation purposes. The property owners submitted requests to the Board and Anita Livingston made a motion that the open space trees be removed from both properties, per 2-51 & SR-42, for fire mitigation purposes. The motion was seconded by John Siegesmund and unanimously approved.

**Land Development:** Bim Stanton informed the Board that there was one referral the past month from Jefferson County Planning and Zoning Division. The proposed project does not have any impact on the Genesee Foundation. The Jefferson County Planning and Zoning Division have a correct map of all adjacent property to the Foundation. If Board Members desire to have a map, Ryan can make 24" X 36" copies if requested.

**Genesee Water and Sanitation:** Bim Stanton reported that precipitation has been low and that the stream flow in Bear Creek is 87% of average.

Bruce Strand, a member of the Genesee Water and Sanitation Board wanted to make the Board aware of a situation on the adjoining Macey/Price property. Three wells have been drilled and 2 of the 3 wells, on the upper part of the property, have been plumbed with pipes and wiring.

Bruce said there was good news on the grouting activity taking place on the reservoir. All the expecting grout will not have to be used, which mean the rocks are denser than anticipated. The next GW&S meeting will be on April 24.

**Social/Recreation:** Carla reported that Gary Anderson signed a letter to the county requesting a special events permit. Authorization is needed to close Currant Drive, Foothills Drive and the use of Vista Clubhouse for our 4<sup>th</sup> of July activity.

## **ADJOURNMENT**

There being no further business or resident comments, the meeting was adjourned at 8:00 p.m.

Barbara Actor  
Board Secretary