

May 30, 2015
Annual EROA Meeting
Jefferson Community Center
Meeting Minutes

1. Call to Order/Establish Quorum: The EROA Board Meeting was called to order at ??? a.m. by Georgia Comstock. A quorum was established with the following Board members present: Art Burnham, David Drake, Frank Lambert, Travis Stuckey, and Don Comstock.
2. Members present: Joel Beam, Peter Egli, Marcia Logan, Chuck Hause, Terry Schumaker, Sondra Doran, and Dottie Burnham.
3. There were no open mic questions.
4. Consideration of Agenda No changes
5. Approval of Minutes: There were no minutes to approve.
6. Treasurer's Report: Frank reported \$35,424.76 in the regular account and \$67,258.29 in the water account. Georgia called for questions, there were none and it was moved to approve the report. The motion passed.
7. The invoicing was late getting out because we had to get the budget on the back of the invoices. Proposed budget maintenance question by Terry asked about the \$1,600.00 amount in the budget that amount includes the cost of new signs for the entrances. There was discussion about the 3rd sign that was stolen years ago from Elkhorn Road. The signs will be replaced at Pinto Trail and Remington Road. The signs will be powder coat and use the old artwork. Terry wants to purchase paint for the picnic tables and a couple of no smoking signs for the outhouse. There have been people smoking in the outhouse. Art asked about the new roof for the picnic area, we told him that we took it out until we figure out what exactly we are going to do about the roof. There will be new banners for the annual picnic, with discussion for the sizes and what is wanted on the banner. Marcia asked about the delinquency rate for dues, it was reported that there was approximately \$6,000 delinquent out of \$28,000. She also asked if we still filed liens on delinquent accounts, and we said that we no longer use liens as there is a lot of sales that the liens aren't caught. So we find that it isn't an effective method for collection. There are approximately 50 properties that are delinquent and we get returned mail. We have very few resources for finding addresses if they are incorrect and the county address is incorrect. Frank discussed his efforts about collections and welcome letters. There were no additional questions about the budget a motion was called for approval and was carried.
8. Election update, there were a couple of people that showed some interest in being on the board, but they were only available part-time or were not interested in being officers. After discussion it was decided that we need board members that are able to be full-time and are willing to be officers. Art Burnham volunteered for another 3-year term, he wants to continue with the water augmentation issues. Travis Stuckey was the other full-time

member. Both were installed as board members and the annual election was cancelled as per the by-laws. Clarification about the full-time members was made that we want full-time board members and don't care if you are a full-time resident. Dave Drake is in his last year of his term.

9. Water Augmentation update still doesn't have a lot of public information as we are still working with the attorneys and want to maintain confidentiality. District Court found in favor of Indian Mountain subdivision in the case with Indian Mountain Corp. (IMC). The basics of the decision is that IMC must continue to operate the augmentation plan as it has been operated for the past 40 years. Also IMC is not allowed to make a profit from the operation of a plan that has been operating this way for the last 40 years and that IMC is not allowed to bill for the past. EROA has had discussions with their attorneys and have a plan about how to move forward. IMC has been administering our plan for the past 40 years, IMC has been sold to new owners that are attempting to get money from both Indian Mountain and Elkhorn Ranches. EROA has been negotiating with IMC and negotiations are stalled. Terry asked if there would eventually be some kind of fee to help with annual maintenance. Georgia stated that it was possible, but will depend on the next steps of the appeal IMC filed for the court case. We are still unsettled because of the law suit and appeal process. EROA's situation is different from Indian Mountain's and both share the reservoir. There was background information for some new owners on the situation. There was also a discussion about the purpose of the augmentation plan. Our attorney told us to tell our membership that if they received an invoice from IMC they should not pay the invoice. There was a safety inspection on the dam last year and the dam passed the inspection. The question was asked about insurance for the dam. We will look into it.
10. Member Picnic is scheduled for Saturday, July 4, 2015 at 11:00. Mark Lamb will be a speaker at the picnic talking about coexisting with wildlife and will take questions. Frank and Russell will cook. Any help with set up will be appreciated. Hamburgers and hotdogs will be provided and members are asked to bring a side or dessert. It will be sent in an email blast and put on the web site. Terry will make sure that the propane tanks are full.
11. Burn pit a member responded that the burn pit was iffy because of the weather. We will continue to pay the annual fee for our membership. A member asked about the process of the burn pit and that was explained.

12. Meeting Adjourned