

# Wissler Ranch HOA Board Meeting

## December 17, 2008

### Kilmer Elementary School

#### Attendance:

Board Members: Rod Malloy, Charlie Gage, Kathy Hansen, Brian Freese, Beth Gannon

Non-Board Members: Bob Lindow, Joe Mentek

- Meeting called to order by Rod Malloy at 7:00pm
- Update on snow removal was given by Beth Gannon. Elk Creek, Sharpest Cut and Extreme Landscaping were contacted for quotes. A vote was taken and Elk Creek was favored to remove snow and plow around the mail area beginning in January 2009. We will include this item in the budget for 2009 at a cost of \$700.00
- Update on ChemLawn. ChemLawn is not honoring the three year contract that we had agreed upon in 2007. This means an increase of \$100 annually in this budget item.
- Kathy Hansen will put together information on what should be included in a package or on our current web-site (to avoid duplication of information) for new homeowners moving into the neighborhood. Information may include well maintenance, water meter readings, annual dues ....
- Bob Lindow has been maintaining the lights inside the mailbox area. He has agreed to continue this work as a non board member.
- The 2009 budget was reviewed and modified to reflect snow removal and an increase for ChemLawn to maintain the common area. Beth will send the letter of notification to homeowners informing everyone of the vote on this 2009 budget during our scheduled February 2009 meeting. The notification letter will be sent out as close to January 5<sup>th</sup> as possible to insure a 30 day notification period.
- Rod Malloy will keep an action list of items of interest throughout the year to insure that ideas are not lost or forgotten.
- Rod Malloy proposed the idea of a community wide open house with Real Estate Agents during the summer to bring people to our neighbor hood. We may want to coordinate this with the annual picnic.
- Questions were raised regarding the neighborhood watch program. Gerry Majors has arranged a meeting with El Paso county to inform Wissler Ranch on concerns particular to our area. This meeting is set for January at the Monument Branch

Library. When Brian Freese receives the email notice from Gerry he will distribute the notice to all board members and homeowners.

- Kathy Hansen will email web sites with information regarding the natural gas drilling near Mount Herman.
- Charlie Gage presented a written report updating the water usage.
- The meeting was adjourned at 8:25 pm