

**Brush Creek Landowners Association**  
**Minutes**  
**January 30, 2020**

The meeting was called to order at 5:35pm at the Snowmass Chapel Library Room by Trish Adam, President.

It was announced that 18 proxy's had been received with two verbal. Including the 10 voting members present, that accounts for 30 voting units, not half of the 136 possible. Therefore a quorum was not present, and thus no voting could occur. The meeting proceeded.

Present were Trish and Kurt Adam, Pat Otte, Joyce Hardy, Peggy Mink, Stan Bialek, Rita Sherman, Jere Long, Rick Balentine, Rosie and John Pappas, and Stacie Martin.

The Minutes of the previous meeting, dated February 12, 2018, were approved with one exception: Fire Marshal Parker Lathrop is actually from the Aspen Fire District, not the Snowmass Fire & Rescue.

The President's Report consisted of relaying information about the encroaching activities surrounding Brush Creek Village: the Solar Farm across the highway, the new plans for the Brush Creek Park & Ride, and the construction of employee housing for the Cozy Point employees.

We were not able to elect new officers for the BCLA. However, Tim Cameron volunteered to fill a vacancy until he could be officially elected. Monique Spears will continue on the board, as will Trish Adam. According to the By-Laws, we are allowed to have between three and twelve members on the board. Anyone that is interested should contact any of the three current board members.

On a similar note, the Metro District has a vacant board seat, and is looking for interested persons to fill that spot. They will be having elections in May for new people. Their primary purpose is to watch over the water, trash and roads. They have monthly meetings that require attendance. Anyone interested in joining the Metro District Board should contact Glenda Knight at 618-5056 or Trish Adam at 309-2788.

Under Old Business, we discussed the combining of the Landowners with the Metro District Board. It has been learned that the Metro District would loose its taxing power, if the Landowners were to join. Therefore, that possibility has become a mute point for the future. It is possible that the Landowners Association could be dissolved. We need an attorney to address that possibility, including discussion and a vote to approve.

**New Business:**

1. Financial Reports were addressed by Kurt Adam (a retired banker.) He announced that previous year's debits had been paid off, that we were very solvent with no foreseeable major expenses. Most of our expenses are for accounting, taxes, and insurance. He suggested lowering the annual fee from \$75.00 to \$50.00, and that the action could be ratified at the next meeting. It was noted that there are some eleven (11) homeowners owing over \$900.00 in delinquencies. Non-payments are addressed by our accounting firm after ninety days. It was also noted that a lien can be placed on any home not compliant.
2. Brush Creek Village communication: BCLA Group. A new group participation format has been set-up by our accounting firm. Anyone can take part by adding

The BCLA Group is in Progress.

We will let you know when it is up and running

- [BCLA@maroltllp.com](mailto:BCLA@maroltllp.com) to their contacts. Use of SharePoint can show documents and photos shared by group members. Call Kimberly at 300-2604 with questions.
3. Little Free Library. The Medicine Bow mailbox cluster now has a new wooden shelf box, with a door with windows, housing a little free library. Exchange a book, add a book, take a book. A welcome neighborhood addition.
  4. Architectural Review Committee. Joyce Hardy and Mike Otte have added a new member to their committee. Donald Stone, who has a background in urban planning, has agreed to be part of the committee.
  5. Website for BCLA with a link to/off the BCMD website. It is desired to have a website for the Landowners. It needs to include our Articles of Incorporation, By-Laws, Rules and Regulations, Minutes, and Financial Information. It is significant for any and all new and old members of the Association to keep informed. It is also important for real estate Brokers, Sellers and Buyers.
  6. Street address signs. Rick Balentine, Fire Chief: homeowners need to have new street address number signs and posts. It is primarily a safety issue for fire and ambulance needs. Contact Pitkin County for details. Email [alex.durant@pitkincounty.com](mailto:alex.durant@pitkincounty.com).
  7. Wildfire Potential. Rick Balentine announced that the Aspen Fire District has a wildfire potential map detailed on a website at [aspenfire.com](http://aspenfire.com). There also is a link to enquire about a free full assessment of each property.

A Date for the next Annual Board Meeting will be set for Thursday, January 28, 2021 at 5:30 at a place to be determined.

The meeting was adjourned at 6:35pm.

Trish Adam was Acting Secretary for this meeting.

Post Script: It has been advised retroactively that the By-Laws have been amended to indicate that a quorum is equal to the number of members in attendance at the annual meeting. "This was changed many years ago.....to avoid the problem of low attendance." This change needs to be found and adapted for future meetings.