

**HAMILTON CREEK ASSOCIATION**  
**BOARD OF DIRECTORS MEETING**  
**Wednesday, June 12, 2002**  
**62 Crescent Moon Trail**

Attending Board members:

Niel Christensen  
Roger Paluska

Toni Graves  
Hans Zimmer

Others attending:

Kolbjorn Tenfjord  
Bob and Deborah Polich

President, Hamilton Creek Metro  
Mountain Systems, Inc.

Niel Christensen called the meeting to order at 7:15 PM.

**Minutes.** *The minutes from the April 16, 2002 Board of Directors meeting were approved as written. (Paluska/Graves,4-0).*

**Treasurers Report.** Roger presented a financial report reflecting the period 5/1/01 through 4/30/02 with a comparison to the prior year. The Association is in good shape with 100% of the dues collected. The major expenses are for the annual meeting, signs and the cleanup day.

**Architectural Control Committee.** Hans Zimmer mentioned that two properties are in the preliminary approval stage and the Kingsbury residence, 909 Hamilton Creek Road, has been given final approval. Two residents, Kevin Rose of 30 Heather's Way and Jacques DeLorimier of 891 Lakeview Circle had agreed to serve on the Architectural Committee. Outgoing members, Toni Graves and Sue Paluska were commended for their service to the Committee.

**Metropolitan District Report.** Bob Polich indicated that the water system repairs would likely start in July with construction of the water intake diversion near the Creek and water lines to the pump house. At this time a temporary facility next to the exiting pump house was proposed to treat the surface water with bag filtration. The intent was to complete construction and obtain the necessary approvals from the State of Colorado to utilize the Creek water in the system by the end of the year. High water usage for outside irrigation was a concern to the District during the current drought period. The guardrail was scheduled to be repaired in July.

**Violations.**

**Real Estate Signs.** There has been some progress in having real estate signs attached to the address signs as required in the Design Guidelines. There are still some located on vacant lots that will be moved when the new address signs are installed.

**Unpainted Metal.** It was mentioned that 75% of the work was completed last year and the rest will be done before the end of this year.

**Other.** There was a discussion regarding a complaint received regarding a wooden swing on Lake View Circle that was believed to be located in the common area. The

Architectural committee will discuss this at their next meeting. There is also a trailer located behind the house at 801 Lake View Circle that will need to be moved.

The Association had been offered free hosting of the web site with a link to a local real estate company. After discussion, it was decided to not accept their offer, as the Association should remain independent from any form of advertising.

Roger Paluska received a request for a letter of support from Silverthorne Parks Open Space Recreation Trails. They are working on a grant for funds to expand the trail system all the way to Hamilton Creek Road and would like to add a letter of support from Hamilton Creek to their request. Everyone was in favor and Roger Paluska volunteered to write the letter. *A motion was made to support their effort with a letter written by Roger Paluska. (Paluska/Graves 4-0).*

It was decided to paint the background on the entrance sign.

**Directors Insurance.** No bids for liability and Board of Directors insurance had been obtained and this issue would be discussed at a future meeting.

**Nominations Of Directors.** The terms of Hans Zimmer, Roger Paluska and Toni Graves would be up for election at the Annual Meeting. *The nomination committee would submit the names of Bruce Mitchell 1978 Hamilton Creek Road, Roger Paluska 33 Crescent Moon Trail and Toni Graves 38 Blue Moon Trail to the members at the Annual Meeting.*

**Annual Meeting.** The mailing announcing the Annual Meeting for June 22<sup>nd</sup> was mailed to all the owners. The meeting and catered lunch is being coordinated by the Paluska's. Everything is going as planned.

**Cleanup Day.** The owner cleanup date is scheduled for Saturday, June 15<sup>th</sup>. The Archer's at 461 Lake View Circle will coordinate the cleanup day which will start at 9 AM followed by lunch at noon. The Metro District would be picking up the common area slash from the sides of the road the week following the cleanup day. No household trash, trash in plastic bags or logs longer than 8' should be set out for pickup. Four teams are already assigned due to early registration of 30 people. There was a discussion on the cleanup areas to concentrate on.

**Fire Mitigation.** Patty Maguire, a Fire Mitigation Officer from the Summit Fire Authority, will be available to speak and hand out information to owners regarding what a homeowner could do to mitigate the danger to their property from wildfires at the Annual meeting.

The next meeting was scheduled for Tuesday, September 17, 2002, at 7 PM in the home of Carol Kurlander.

The meeting was adjourned at 9:20 PM.