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# RECORD OF PROCEEDINGS

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**Minutes of Action  
Of the Executive Board of  
Cordillera Valley Club Property Owners Association**

**August 14, 2008**

These minutes reflect action taken by the Executive Board of the Cordillera Valley Club Property Owners Association, Eagle County, Colorado, on August 14, 2008. The Board members in attendance noted that a quorum was not in attendance in person. These minutes have been prepared to document the action intended to be taken with the expectation that all action will be ratified at the next meeting of the Board.

**Attendance**

The following Directors were present and/or acting:

- Wally Carey (by e-mail)
- Tom Marcin
- David White

The following Directors were absent:

- Henry Frigon
- John Bowen

Also in attendance were:

- Robertson & Marchetti, P.C.  
Ken Marchetti & Brienne Olsen
- Cordillera Valley Club Metro District  
Rick Pirog, John O'Brien, Jay Morten (by telephone) and  
Emilie Egan
- Operations & Security Personnel  
Dan Carlson, Rick Adams & Ivan Rapcan
- VAg, Inc.  
Stephanie Lord-Johnson
- Eagle River Water & Sanitation District  
Linn Brooks & Todd Fessenden

**Minutes**

The Board reviewed the Special Meeting Minutes of July 1, 2008. Upon motion duly made and seconded, it was unanimously

**RESOLVED** to approve the Meeting Minutes of July 1, 2008 as presented.

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## CORDILLERA VALLEY CLUB PROPERTY OWNERS ASSOCIATION

### August 14, 2008 Meeting Minutes

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**Conference Call**      The log of public participation in the meeting for those participating in person and by phone is as follows:

#### Public Participation Log

Meeting Date	In Person	By Phone
01/10/08	Meeting	Cancelled
02/14/08	0	0
03/13/08	1	0
04/10/08	0	0
05/08/08	1	0
06/17/08	0	0
07/01/08	0	0
08/14/08	0	0
09/11/08		
10/09/08		
11/13/08		
12/11/08		

#### **Operations Report**

Mr. O'Brien gave a summary of a written operations report which was distributed to the Board members. Mr. Carlson gave an update on the road delineator reflector poles and noted that it would be a \$3,600 labor estimate to replace the 150-160 poles and the poles would cost approximately \$3,400 for a total estimated cost of \$7,000.

Mr. Carlson reported on damage to the rock entry monument at Legacy Drive from an automobile accident. Mr. Carlson obtained a bid from Tomahawk Stone to repair the monument and it will cost \$1,250 to reconstruct the wall the way it was (as a dry stack monument) or it will cost an additional \$1,250 to install a mortared monument. The cost to repair the wall to the original condition will be billed to the person who damaged it. The decision of whether to upgrade the wall will be left up to the Operations Committee.

The Board also discussed the Fall Creek Fence. Mr. Carlson reported that it would be the same height as other fences, but it was not a "safety fence"

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constructed to guard rail standards. He stated the fence was for aesthetic purposes only.

Mr. Carlson reported that the gatehouse painting is finished except for the darkening of the fascia, and the painting of the doors and satellite dish.

The Board also discussed the speed limit in CVC and increasing it from 20 to 25 mph. Mr. Pirog suggested setting the speed at 26 or 27 mph since it is such an odd number that more people notice it. The Board agreed to revise the speed limit in CVC to 27 miles per hour.

The Operations Committee also asked about Board's wishes with respect to community projects in the coming year. Mr. White stated that a goal should be set to have a playground in place by next summer. Ms. Egan suggested looking at the one at the Vail Athletic Club and finding out who constructed that one. The Board agreed that this was a good idea and it should be considered in the 2009 budgeting process.

### **Water Tank Presentation**

Mr. Fessenden and Ms. Brooks from Eagle River Water and Sanitation District gave a brief presentation on their intent to replace the water tank in CVC. Ms. Brooks reported that ERW&SD is in the process of a land trade with the U.S. Forest Service to acquire the land for the new water tank. She reported that they already have access to the water tank and they would need to upsize the main line extending from the tank to a 16 inch line. She reported that the new tank will be a buried tank. She stated that water pressure levels would not change in the community. She also reported they are working concurrently on a tank in Mountain Star so she believes that the current tank in CVC can be disassembled and moved to Mountain Star. Ms. Brooks also explained that they are currently in the permitting stage of the project with the U.S. Forest Service. She believes the earliest construction would be 2010 and it would be a two-year project. Mr. Adams brought up the guidelines for construction hours within CVC and Ms. Brooks reported that they will work within CVC's construction guidelines. Mr. Fessenden also stated that this will be the biggest tank in the county and it will provide more water and fire protection for the CVC community.

### **Public Safety Report**

Mr. Adams gave a summary of the incident report and also introduced Ivan Rapcan as an addition to Lonestar as General Manager.

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Mr. White questioned why the theft that occurred at his home was not on the incident summary report. Mr. Adams stated that it was just the timing of the report but that it would be on next month's incident summary report. Mr. Adams then explained the incident that occurred at the White residence. He explained that it is an ongoing investigation but there are two persons of interest. Mr. Adams stated that he encouraged Mr. White to file a report with the Sheriff's department. Mr. White explained that four weeks after the event it is getting stale and he would like to see any theft jumped on right away. He stated that he wanted to work through other channels first before going to the Sheriff's department and escalating the situation.

A question was brought up about what happens if a guest comes in after midnight or later. Mr. Adams stated there are no walk-ins after 11:00 p.m. and they do a vehicle description of all guests coming in after 11:00 p.m.

Mr. Adams reported that there had been a couple of bear sightings but they have not gotten into the trash so far. He further explained that trash cans left out will be tagged for warnings and fines.

Mr. Adams gave a brief presentation on a Public Safety Enhancement Plan and provided handouts to the Board that outlined his presentation. He highlighted the growth in the valley and how it affects CVC. Mr. Adams summarized the issues and potential solutions of security at the West Gate. Mr. White suggested getting a cost for a remote system where guests would have to talk to security at the East Gate when entering through the West Gate. Mr. Marcin brought up the possibility of the added ramps off I-70 at Hillcrest Drive and the effect this could have on security. The discussion of a computerized gate system called "Gate Sure" followed, which is integrated security software. Mr. Adams will prepare more information on the cost of the proposed system and present it at next month's meeting.

#### **Accounts Payable**

The Board reviewed the accounts payable listing. The Board discussed the legal engagement process and Mr. White suggested holding the Sherman & Howard check until that process could be reviewed by the Board. Upon motion duly made and seconded, it was unanimously

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**RESOLVED** to approve the accounts payable as presented with the understanding to hold the Sherman & Howard check until the legal engagement process can be reviewed at the next board meeting.

#### Design Review Board

Stephanie Lord-Johnson reported that the number of houses under construction is decreasing and there are several lots in the compliance deposit release stage. She reported that the DRB is taking a lot of phone calls on landscaping regarding cottonwood trees. She explained that they try to protect homeowner's views but that homeowners need to reach a compromise on this. She stated that the biggest issue is Fall Creek. Ms. Egan suggested that Fall Creek deal with this internally and not take up the time of the DRB. She explained what the Sanctuary did in regards to the same problem and suggested that Fall Creek do the same.

Mr. White questioned the DRB being out of budget and stated that a solution was needed or the budget needed to be changed. Ms. Egan stated that homeowner complaints take up DRB time and she believes that money should come from homeowner compliance deposits. Mr. White also asked about the letter written to the Board by Navarro/Wear and Ms. Lord-Johnson responded that the DRB is not promoting LEED certification but they aren't prohibiting it either. She reported that the DRB will see a lot more solar power due the ECO-build program at Eagle County.

#### Adjournment

There being no further business to come before the Board at this time, upon motion duly made and seconded, it was unanimously

**RESOLVED** to adjourn the meeting of the Cordillera Valley Club Property Owners Association Executive Board this 14th day of August 2008.

Respectfully submitted,



Brienne Olsen  
Secretary for the meeting