

**Minutes for Board Meeting of the
Bridle Path Homeowners Association
May 19, 2008**

1) CALL TO ORDER & INTRODUCTION: J. Pantaleo called meeting to order at 7:06 p.m. In Attendance are Jim Pantaleo, Eric Allen, Juli Weltsch, David Morley and Russ Pungrchar. Also attending are Alba Monroy and Paula Haney.

- a) J. Pantaleo welcomed Homeowners and asked them to sign in.
- b) J. Pantaleo introduced Board Members.

2) APPROVAL OF MINUTES

- a) J. Pantaleo stated that the minutes from the April board meeting would be addressed at next month's meeting.

3) HOMEOWNER'S OPEN FLOOR

Homeowner complained about CC & R violations.

Homeowner complained about new trees at Carefree and First St.

Homeowner asked about mosquito abatement through wash behind First Street between Carefree and Languid.

Homeowner asked about the adoption of the Arena & Trails Protocol.

Homeowner asked about broken fence along First Street.

Homeowner asked if we could create a new trail from Bus Canyon to Punch Bowl (approximately half mile).

Homeowner reiterated need for new trail from Bus Canyon to Punch Bowl.

4) TREASURER'S REPORT

- a) D. Morley stated we are currently on budget
- b) Checks were reviewed and signed.
- c) Actions: Six 60 day notices sent.
- d) Reserve Study update first draft will be ready in about three weeks.

5) LANDSCAPING and BRIDLE PATH REPORT (Jim)

- a) J. Pantaleo stated that estimates for bridle path work will be available at next month's meeting.
- b) Weed abatement has been completed.
- c) J. Pantaleo and Connie Wilson worked further on the Landscape Protocol.

6) CC&R'S REPORT

- a) R. Pungrchar stated 21 violations went out on May 1st and another 12 on May 5th.
- b) R. Pungrchar asked that we add an item in the newsletter to remind homeowners to adjust their sprinklers to compensate for the heat and landscaping changes need architectural approval.

7) ARCHITECTURAL

- a) D. Morley received positive feedback on the new architectural procedures

8) MOUNTAIN PARK/ ARENA/ TRAILS REPORT

- a) J. Weltsch stated that quotes for arena dragging will be available next month
- b) Trail clearing will begin next month
- c) Park District has begun repairs on gate six

9) EVENTS REPORT

- a) St. Jude ride very successful and so was Poker Ride.
- b) Native American Talk coming in June
- c) Bee Talk coming in June
- d) Committee is going to try to improve conditions at First Street before the next Bar-b-que.

10) WEBSITE/NEWSLETTER

- a) E. Allen will add June Events
- b) R. Pungrchar asked to put item in newsletter that parking inside arena areas is not allowed without board permission.
- c) J. Pantaleo asked to put in notice about new trail in Long Canyon.
- d) J. Pantaleo stated that postings on website, other than regular business, should be discussed before being posted.

11) NEW BUSINESS: R. Pungrchar is working with insurance to repair damaged block wall along First Street.

12) J. Pantaleo adjourned General Session at 8:24 p.m.