

Cedar Springs Improvement Association

P.O. Box 8 Drake, CO 80515

Semi-Annual Meeting

Date: January 13, 2018 9:00am

Community Members Present:

Filing 1&2:

Filing 3&4: Chris Brock, CJ Edwards, Kerry Edwards, George Solheim, Carol Whipple, Jim DuHadway, Diana Suhr

Location: Old Fire Station

Open: Meeting was called to order by Chris Brock.

Introductions and sign in. Chris reviewed the agenda. CJ Edwards moved to approve the agenda, Carol Whipple seconded. **Vote to approve Agenda:** Approved.

Chris reviewed minutes of the previous meeting. Carol Whipple moved to approve the minutes, CJ Edwards seconded. **Vote to approve Minutes:** Approved.

Secretary's Report:

A request to approve Kerri Caro, filing 3/4, was tabled until more residents from filings 1/2 can be included in the discussion.

Diana Suhr motioned to have one CSIA meeting per year. Carol Whipple seconded. This motion would amend the bylaws from "two annual meetings" to "one annual meeting", Article V, Section 4, and will be discussed at the next CSIA meeting.

Treasurers Report:

Status of budget: General overview was given and approved.

Dues are due by 12/31 each year for the next calendar year. For example dues paid by 12/31/2017 are for calendar year 2018. The Board will work to cut costs rather than ask for an increase in dues.

Insurance for the association was moved from State Farm to American Family Insurance which resulted in a decrease in the annual premium.

Public Improvement District (PID) #55, Storm Mountain

Larimer County is responsible for road maintenance in Cedar Springs. The PID is an advisory board. For more information see the CSIA website, <http://csiadrake.com/index.html>.

Snow Removal

Roads have been identified and color coded. Refer to CSIA website, <http://csiadrake.com/index.html>, for a map and specifics. Roads are plowed depending on snow depths. Kerry Edwards explained a new type of equipment that can be used for road maintenance.

Lake maintenance, pump, stocking

Kerry Edwards explained the process of replacing the pump to aeriate the lake, stocking the lake, and maintenance. There have been some issues with people who come to use the lake, access, and crossing lake residents' property.

CSIA Property

A survey is in progress for CSIA property, the lake and Old Fire House. The Board is looking into development of a park, repairing the spillway and bridge across the dam. Jim DuHadway will donate lumber to repair the bridge and advised not to stock crappie in the lake. Jim volunteered to head a fund raising project to stock the lake. Kerry Edwards talked about a park on Wren near the lake and associated costs. A cement pad and pergola for picnicking is about \$9,000; an EPA vaulted toilet is about \$15,000. Further discussion is needed after the survey has been completed.

CJ Edwards motioned to adjourn the meeting. Carol Whipple seconded the motion.

Meeting adjourned.