

**LARKSPUR COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
TUESDAY SEPTEMBER 18, 2018 5:30PM MST
318 ELK AVENUE SUITE 24
CRESTED BUTTE COLORADO 81224**

Present:

Bob Pannier
Jeff Duke
Rewk Patten
Kim Dunn
Rob Harper, Toad Property Management
Jim Ruthven, Toad Property Management

Rob called the meeting to order at 5:33 pm. It was agreed approval of the prior meeting minutes would be postponed until the next meeting.

Bob gave an update on the Brush Creek Development and said everything was now with the Towns and Larkspur had been the only association willing to enter into the lawsuit. Bob said representatives of the Friends of Brush Creek were attending all the Town meetings and said the two Towns were working together in an attempt to come up with a mutually acceptable plan.

It was agreed discussion of the Rec Lot would be postponed until the next meeting.

Rob agreed to call Bluebird and ask them to remove their sign.

Kim said construction traffic was not a problem at the present time. Kim volunteered to send an email advising an owner that the contractor would be restoring their yard to its condition prior to the start of construction on the neighboring lot.

Rob explained all new owners received a letter regarding the Association and Kim agreed to review and update the letter and the Board would approve the changes at the next meeting.

It was agreed dues invoices would continue to be mailed in December and payments would be posted in January for ease of accounting.

It was agreed not to use Law of the Rockies as the Association's water attorney. Rewk said he would email the conditional water rights paperwork to a water attorney in Carbondale and request an estimate for completing the application and filing.

Jeff said the level of the lake was starting to rise again after a leak had been detected on the island and Jeff said he would continue to monitor the water level. It was agreed the area was looking good and it was agreed to leave the cattails this year and continue to monitor.

Jeff said he would count the number of replacement bulbs necessary for street lighting and Rob would go ahead and order them.

Bob said the Association should finish the year close to Budget and Rob said there would be an additional weed spraying invoice.

It was agreed the curb stops and connections to the main water and sewer lines would continue to be monitored.

The meeting adjourned at 6:32 pm.

Prepared by Rob Harper, Toad Property Management