

MOUNTAIN SHADOWS BOD EXECUTIVE SESSION MEETING MINUTES

Date/Time: October 3, 2020, 9:00-10:00 AM

Location: Alan's home

Meeting called by: Don Thompson

Members present:

Don Thompson, BOD President

Alan Seeger, BOD Vice-President

Ellen Bush, BOD Secretary/Treasurer

Thor Oden, BOD

Bob Hammond, BOD

NEW BUSINESS

1. Added to the Agenda:

Thor gave an update on the Swab Job in Well house 2. The pump continues to pump 23 gal./minute; no improvement. Discussion around possible future needs-possible grant for drilling new well. Unsure about Diocese drilling new well. Can service Phases 1-3 with present system. Smaller pump down deeper no advantage.

Bob moved to have Clayton put pump back as is, add sounding tube, spools, and throttle back (mechanically or electrically). Alan-second. Approved unanimously.

2. Process for publishing Minutes:

Discussion around Board approval of Minutes prior to posting on website. Board prefers descriptions of background on decisions without detail. Ellen noted the need for Board approval of Minutes to be recorded in the Minutes of the next meeting, regardless of prior approval via email.

Bob moved that the Minutes be submitted to the Board for approval prior to posting on website. Alan-second. Approved-4. Abstain-1.

OLD BUSINESS:

3. Revisit proposed meeting with Catholic Diocese:

Discussion of possible positions for HOA in relation to the Diocese. No need to push process- Diocese is holding up by not responding to communication. Larry acting (negotiating) as though 'authorized agent', but has not been identified as such. Discussion around values of considering Diocese as not part of the HOA or if there's value with negotiating a resolution to protect HOA future needs for water as the current easement only allows access for where the wells are currently located.

Discussion of legality of Amendment and its relationship to Phases 1-3; Alan noted it mentions 9 water connections. There was also discussion of additional lots within the diocese property.

Actions: Bob will meet with Larry and return check from Diocese. Re-emphasize need to meet with Bishop Peter. Can't move forward without clarity regarding Larry's role.

Don will contact Jim Sipple regarding research on water law. Don will study Easement on 5 acres. Don will verify if there is an easement to Phase 4 via the cul-de-sac on Shadow Ridge.