



**BOARD OF TRUSTEES REGULAR MEETING MINUTES  
JULY 13, 2022, 6:30 PM ZOOM**

Trustees Present: John Ott, Tony Rizzo, Griff Foxley, Sharon Caulfield, Clay Stranger

Manager Present: Keith Edquist and Bookkeeper Kim Clinco

Homeowners Present for some or all of the meeting: Eddie Kessler, Steven Whitelände, Michael Vernon

**1. Quorum and Minutes**

- Five Trustees were present, constituting a quorum.
- The Minutes of the Board's meeting of June 15, 2021 were approved unanimously and will be uploaded to the LECVHOA website.

**2. Homeowner and Board Comments**

None

**3. Consent Agenda Reports.**

- The financial reports for the year ending June 30, 2022 were approved unanimously. The final operating budget surplus, which will be added to the reserves account, was \$75,800.

**4. Consent Agenda Items removed for further discussion: None**

**5. ACA reports.**

- The ACA reviewed the Whitelände plans for demolition and replacement of their garage at 184 Little Elk Creek Ave. The original foundation has failed. The presentation shows a footprint of roughly the same size and height as the existing structure. The stone finish will be replaced on other parts of the house so that it will be consistent with the new construction. Exterior lighting will meet the Pitkin County Dark Skies initiative. The total square footage for the house after the new construction will be about 4700 ft<sup>2</sup> – well below the 5,750 limit in the Snowmass Capital Creek caucus area. Keith Edquist and the Whiteländes will seek neighbor comments as provided under the ACA Guidelines. The Board tentatively approved the plan pending final comments, receipt of the \$3,000 deposit, and final plans with roof and siding specifications.
- Sharon Caulfield appreciated Dan Oppenheimer's response to her request for removal of fence line willows that had been recently planted. No further ACA action is needed.
- The Board voted unanimously to, and hereby reminds residents that if they are given assistance with plantings on their property to ameliorate a situation caused by LECVHOA infrastructure needs – e.g. road or water system maintenance – the resident is responsible to water and maintain the plantings. Residents are also reminded to use plantings that are recommended by Pitkin County, which includes plants identified by the Colorado Native Plant Society.

**6. Old Business.**

- Entrance Landscaping Committee. Eddie Kessler, Nancy Lovendahl, Beth Meagher, Beth Blackmer, Julie Myers and Michael Vernon have volunteered to help the Board as an Entrance Landscaping Committee. There will be a meeting scheduled around the time of the stakeholder meeting for the water project.
- The Reserve Study contract has been signed and the Board directed Keith Edquist to deliver the agreement and set dates for a fall site visit.



Little Elk Creek Village  
Home Owners' Association  
Post Office Box 420  
Snowmass, CO 81654-0420

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7. **Election of Officers.** At the Annual Meeting, Tony Rizzo and John Ott were re-elected to serve two-year Trustee terms for the years 2022-2023 and 2023-2024. Sharon Caulfield, Griff Foxley and Clay Stranger are fulfilling the second year of their two year terms, and their positions will become open in June 2023. Upon Motion by Sharon Caulfield, seconded by Griff Foxley, the Trustees voted unanimously to continue in their current officer positions. Therefore, the President of the Board is Tony Rizzo, Clay Stranger is Vice President, Griff Foxley is Treasurer, Sharon Caulfield is Secretary, and John Ott is the at large Trustee.

8. **Adjourn.** The meeting was adjourned at approximately 8:30 pm.

**The next regular meeting is scheduled for Wednesday August 10, 2022 at 6:30 pm by Zoom.**