

**Minutes of Meeting
Ranch at Roaring Fork
Open Space Advisory Committee**

June 13, 2011
11:00 am
Ranch Office

Committee Members Present: Christie Jensen, Julie Ross, Mike Gerber (by phone), and Peter Breitenstein. Community Members present: Bob Tucker, Susie and Jerry Katz, Russ Damrell, and Stephanie McConaughy. Steve Coley, Ranch Manager, and Tom Vail also attended. Jensen chaired the meeting. Breitenstein acted as secretary. The meeting started at 11:00 am.

Highway Abatement Project:

Jensen presented her proposed plans for planting trees and shrubs on the Golf Course and to the west down Surrey Street. For each segment she presented preliminary estimate costs (excluding irrigation). After extended discussion, the Committee recommended that the Board approve both plans, subject to obtaining additional information about irrigation costs and to revising the Golf Course plan to show the existing trees north of the condos.

Front Entrance Project:

Jensen also presented her proposed plan for improving the Front Entrance. This project too was discussed in segments: 1) near the front gate for which the Association may receive a gift and 2) asphalt and path work near the front gate to be paid for by the Association. After extended discussion, the Committee recommended Board approval of both segments, subject to obtaining more information about irrigation costs and more information from the possible Donor.

Timing and Process:

Vail outlined what he thought would be required to irrigate both projects. He will prepare preliminary cost estimates. It may be better to do the irrigation work before new plantings. Some hand-watering may be required. Jensen will prepare separate letters requesting Board Approval of both projects. The Committee discussed doing the work in phases, but its preference was not to so. The Committee recognizes that both projects will require homeowner approval, preferably at the annual meeting.

Trees Report:

Jensen, Gerber, and Coley toured the property with Mr. Ficke, the tree consultant. He recommends that only hazardous trees be cut down, that there be no more chipping of dead trees, that chips only be used on the trails, and that stumps be cut as low as possible. The Committee agrees. Coley will flag the hazardous trees, including the cotton woods at the east end of the Golf Course and those near the Wade property. He believes that the cotton woods may have to be removed professionally. He will get estimates for that work and for removing or relocating the piles of dead trees. The Committee recommends that this work be done quickly. Jensen will prepare a letter to the Board confirming these recommendations as well as the Committee's recommendation that bushes along the streams no longer be removed.

Owner input Summary: No additional information.

Playground Improvements: No additional information.

GIS Summary: Coley explained some of the possible uses of GIS.

Next Meeting: July 5, 2011 at 10:00 am.

Adjourned: 1:20 p.m.

Peter Breitenstein, Secretary.

