

**Action items bolded**

MINUTES OF A MEETING OF  
THE BOARD OF DIRECTORS OF  
EAGLE RANCH ASSOCIATION

A Meeting of the Board of Directors of the Eagle Ranch Association (the “Association”) was held on December 13, 2023, at the Eagle County Building, 500 Broadway Street, Eagle, Colorado 81631, or via Microsoft Teams video/teleconference\*.

Directors Present:

Liz Adams\*, Residential Director  
Cameron Douglas, Residential Director  
Eric Eves, Residential Director  
Clark Gundlach, Commercial Director  
Corina Lindley, Commercial Director  
Steve Lindstrom, Commercial Director  
Kevin Sharkey\*, Residential Director

Others Present:

Shelley Bellm, EWH Assistant Community Manager, Eagle Ranch  
Dave Crawford, EWH VP Operations  
Nick Richards, EWH Community Manager, Eagle Ranch  
Emily Walz, EWH Director of Association Administration

The order of business was as follows:

1. Call to Order. The meeting was called to order at 6:48 p.m. MST. A quorum of Directors was present.
2. Minutes Approval. Upon motion made and seconded, the Board approved the minutes of the meetings held November 15, 2023 and November 20, 2023.
3. Election of Officers. Upon motion made and seconded, the Board elected the following slate of Officers to serve until the next Annual Meeting or until their successors are named:

Steve Lindstrom, President  
Clark Gundlach, Vice President  
Eric Eves, Vice President  
Kevin Sharkey, Vice President  
Cameron Douglas, Vice President  
Corina Lindley, Vice President  
Liz Adams, Treasurer  
Nicole Moore, Assistant Treasurer  
Emily Walz, Secretary

4. 2024 Meeting Dates. 2024 meetings were scheduled as follows:

**Action items bolded**

- a. Board Meeting – February 21, 2024
  - b. Board Meeting – May 15, 2024
  - c. Board Meeting – August 21, 2024
  - d. Board Meeting – November 20, 2024
  - e. Annual Meeting – December 11, 2024
5. Other Business.
- a. **The Board directed Management to collect a proposal from Mauriello Planning Group to assist in the process of updating and simplifying the Design Review Guidelines.** Mauriello will work in conjunction with the new DRB Administrator on this process, and will be asked to attend the February Board Meeting.
  - b. Board Roles & Responsibilities will be discussed at the February meeting.
  - c. The Board will engage in further discussion regarding various topics brought up by owners during the Annual Meeting, including (but not limited to); dog leash law, dog park, and the Wildlife Committee's usage of wildlife funds.

There being no further business to come before the Board, the meeting was adjourned at 7:19 p.m. MST.

Respectfully submitted,

Emily Walz, Secretary