BATTLEMENT MESA SERVICE ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS

August 18th, 2026

Present:	Dan Birrer	President, Battlement Creek Village
	Anne Kellerby	Vice President, Valley View Village
	Lynn Shore	Sec/Treasurer, Willow Creek Village - Proxy
	Tony Haschke	Director, Monument Creek Village - Proxy
	Chris Davidson	Director, Stone Ridge Village
	Michael Churchill	Director, Eagle's Point
	Mary Jo Schreiner	Director, The Reserve
	Jay Haygood	Director, Tamarisk Meadows
	Brad Gates	Director, Fairway Villas
	Cyndi Powers	Director, Mesa Ridge Townhomes
	Tammie VanDeusen	Director, Town Center Filing I, II, III
	Megan VanCamp	Director, Canyon View Village
Absent Board Members:	Brian Milleson	Director, Princeton Management
	Robert Gross	Director, RHP Properties
	Vacant	Director, Tamarisk Village
Also Present:	Brandon Burke	Association Manager
	Alex Morris	Assistant Association Manager
	Alondra Loya	Administrative Assistant
	Bill Middleton	Covenant Control Officer

COMMUNITY MEMBERS'PRESENT:

Sara McCurdy	First Eagles Point
April McCraw	RHP LLC

OWNERS OPEN FORUM: None

PLEDGE OF ALLEGIANCE

CALL TO ORDER- President Birrer called the meeting to order at 9:00 a.m.

DISCLOSURE OF CONFLICT- None

QUORUM - A quorum was established for the regular meeting**.**

President Birrer made a motion, seconded by Director VanDeusen to amend the agenda; remove Aster Place Declaration from New Business, and move it to the September regular meeting agenda.

July 21st, 2026, REGULAR MEETING MINUTES- Director Haygood made a motion, seconded by Director Gates, to approve the minutes of the regular meeting after corrections. The motion passed unanimously.

FINANCIAL REPORTS- President Birrer made a motion, seconded by Director Davidson, to approve May, June and July 2026 financials until the next meeting. The motion passed unanimously.

REPORTS:

Architectural Committee – Covenant Control Officer, Bill Middleton presented a report on member properties that had submitted architectural applications and the actions taken by the Committee in the month of July.

Covenant Control Committee – Covenant Control Officer, Bill Middleton, presented a report and list of community properties that had been issued a letter of violation of the covenants in the month of July.

Common Ground – Director Kellerby, has shared all the flyers for the community happenings. Please go to www.bmsaco.org to see flyers.

COLORADO RIVER VALLEY CHAMBER – Next meeting is on August 12th at the Town of Parachute Town Hall.

MANAGER REPORT– Association Manager Brandon Burke gave a brief verbal report, noting that most items requiring Board updates are included under New Business on the agenda. Mr. Burke updated that the first phase of fence replacements in Saddleback Park are almost completed and the next phase should be scheduled for next year.

NEW BUSINESS – Due to the Battlement Mesa Metropolitan District no longer holding the BMSA Management Contract beginning 2027, the Board was provided with a Management Community Statement to publish to the community. Director VanCamp made a motion, seconded by Director VanDeusen, to publish the Management Statement to the Community. The motion passed unanimously.

Association Manager Brandon Burke presented to the board two quotes for tree maintenance in Tamarisk Village. The board has directed Brandon Burke to ask for another quote.

Director Haygood made a motion to approve a quote from Dark Timber Tree & Forestry LLC, in the amount of $2,000 to remove four dead trees at the Canyon View Village Entrance. The motion passed unanimously.

OLD BUISNESS – None

OTHER BUSINESS – None

EXECTUIVE SESSION - None

ADJOURNMENT - at 10:20 a.m.