

Burland Homeowners Association, Inc. Meeting
August 8, 2015

Board Members

Carrie Hurich
Jim Aitkenhead
Melissa Hurich
Butch Kappel

Sue Glenn
Roger Sawyer
Mary Ellen Sawyer
Debbie Kappel

Non-Member

Annemarie Maynard

The meeting was called to order at 10:00 a.m. by President Carrie Hurich who determined there was a quorum. Minutes of the July 11, 2015 meeting were approved as read.

President's Report

Park Lights

Carrie asked Jim A. for an update on the Park lights. Jim said they had been installed about two weeks ago and he had made the decision to leave lights under the pavilion – dusk to dawn – and all others would be “motion.” We have since had a complaint from a neighbor about the lights being annoying, and another call saying that kids have been hanging out there with the lights on. There was discussion and it was decided that changes would be made to have Motion Lights only. Roger mentioned that we hadn't received an invoice as yet and also, that trenching and conduit in the original bid, should be deleted. Jim said he had talked with the electrician and he was aware of that and we wouldn't be billed for work that he wasn't required to do. Jim will contact him and get an invoice. Also, it was mentioned that there is a GFI “on the bottom” and Roger will get an appropriate lock.

Marijuana Update – Carrie said that for those who weren't already aware, that the proposed marijuana businesses at the old TJ Wood's and Reggie's had been denied by the Commissioners “for the time being.”

Treasurer's Report - Approved as read.

New Business

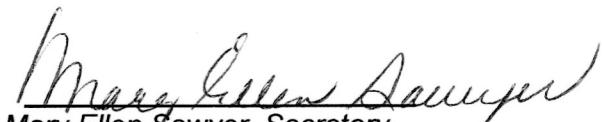
Meeting Times – Carrie asked that we might want to consider changing our monthly meetings to every other month, as based on a number of things, it seems to be that less frequent meetings may be in order. We will look into what may be required as far as changing the by-laws, but in the meantime, give it some thought for further discussion.

Park Improvements - Jim mentioned he would like for us to consider some rock climbing equipment for the Park. This is not a rock wall, but fake boulder-like rocks for climbing. He will bring more information to the next meeting for our consideration, and we are open to any other improvements at the Park as anyone suggests.

The meeting was adjourned at 9:30 a.m.



Carrie Hurich, President



Mary Ellen Sawyer, Secretary

BURLAND HOMEOWNERS ASSOCIATION, INC. MONTHLY MEETING AGENDA

August 8, 2015 9:00am

MONTHLY MEMBER MEETING (Open to All Burland Residents)

Pat White
Jim B.
Duc B.

- I. Call To Order ✓
- II. Review and Approval of Prior Meeting Minutes ✓
- III. Welcome Guests – no scheduled guests ✓
- IV. Presidents Report
 - a. Park Work – Jim Aitkenhead Update on Lights
 - i. Security & hours
 - ii. Call from neighbor re lights
 - iii. Marijuana Update (Recent Commissioners' Vote)
- V. Treasurer's Report
- VI. Any new business?
- VII. Close of Burland Residents Meeting

Minutes

Lights up 2 weeks ago. – Spec. dec. we would leave lights under
per - dusk to dawn - all other lights - motion.

Complaint. - lights on all night - annoying. - street
light on - should not be brighter.

Change to motion
another call - kids hanging out. - Motion lights under
perilous. -
Take out fixtures. - Need invoice. - Jim will call. -
same price. - trenching should be taken out. -
Did not do permit + trenching. - verbal agreement
BFI on bottom. Get lock. Send email on final inv.
Reps to get lock.

Marijuana - Vote - no - Reggie's + TJ's ap. Fairplay ok.
Neutral stance
Pat
Duc

Treasurer - ok
moving

Ann Marie - waste companies

Waste mgr
Mtn View

Sum? - instructions - Contact FD - explain how this
works.

Slash day - send email on info. -

Fire mitigation - suggest FD come + mitigate -

Bus. Comm. email address - Aminttransit (Alaska.com)



Burland Homeowners Association, Inc. Meeting

August 8, 2015

EXECUTIVE SESSION

Board Members

Carrie Hurich, President
Jim Aitkenhead, Vice President
Debbie Kappel
Butch Kappel

Mary Ellen Sawyer, Secretary
Roger Sawyer, Treasurer
Sue Glenn
Melissa Hurich

The meeting was called to order at 9:30 a.m.

Minutes of the June 13, 2015 were approved as read (no Executive meeting July 11, 2015)

The Treasurer's report was approved as read.

President's Report

Eric Lybarger, our advisor from Evergreen Investing, LLC, was welcomed. Eric reviewed our portfolio, including a handout reflecting our asset allocations, performance for the past three years, Activity, Portfolio Summary and Detail, and Sector Allocation Summary. Eric reviewed our risk tolerance (conservative-balanced), and performance of our account (inception 5/19/2010) with a positive return, 21.74%, net of expenses and fees; and YTD, -0.48% return net of expenses and fees. He further discussed stock market corrections and possible impending interest rate increase, along with our strategy going forward. With this in mind, he will email to the Investment Committee (Carrie, Jim A., Mary Ellen Sawyer and Roger Sawyer) a questionnaire for an update on the Association's risk tolerance using a new Riskalyze program. These will be reviewed to arrive at a current risk tolerance for the Association.

Attorney Meeting – Carrie reminded everyone of our upcoming meeting with Fred Wells, our new attorney, Thursday, August 13, 2015 at 2:00 in Fred's office. Everyone is encouraged to attend as we will be reviewing our position regarding Covenant enforcement, and also, our status and standing with the Office of the Secretary of State (Colorado).

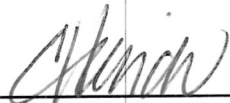
Covenant Violations

Rhoads – (Wood cutting business) – Received this morning a letter from his attorney which we will discuss with our attorney.

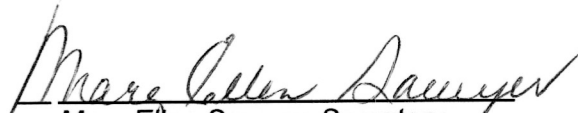
Sandos – Horse in restricted area. – Discussion with attorney.

Survey – Roger said he had just spoken with Bob Feraldi who said he should be finished with the survey next week, but at this time, he had not come up with anything of major concern.

The meeting was adjourned at 10:20 a.m.



Carrie Hurich, President



Mary Ellen Sawyer, Secretary

BURLAND HOMEOWNERS ASSOCIATION, INC. MONTHLY MEETING AGENDA

August 8, 2015 9:00am

*Call late -
take off picnic*

MONTHLY EXECUTIVE MEETING (Open to Board of Directors)

- I. Call To Order
- II. Review and Approval of Prior Meeting Minutes (June 2015)
- III. Welcome Guests – Eric Lybarger
- IV. President's Report

Attorney meeting August 13, 2015 – 2:00 p.m., Fred Wells' Office

Members attending? *Jim/Due? Melissa - no
Debbie/Butch*

- V. Covenant Violations
 - Rhoads – No response to date; in process of preparation of LUR violation with County. *Stu for city -*
 - Tucker – Spoke at Annual Meeting; closed.
 - ✓ Walker – Need to drive by property (17 Juniper)

- VI. Treasurer's Report - *July & August ✓ Jim/Melissa*

Update on Survey - *next week*

- VII. Any new business?

- VIII. Close of Burland Board Meeting

*Emailed documents - new/analysis part - 2008 -
collapse - bull mkt 2012-2013
look @ history -7% - +12%
our part. -*

*9 mos using -
questionnaire beginning -
risk tolerance
do another
fluctuation explained
to
review of risk tol - email to Committee. -
if we change - need to vote on & change*

Stress test - 2008

*Bull Bear
30 - 11 +10.4*