

Burland Homeowners' Association, Inc. Meeting

December 11, 2010

PRESENT:

Mark Ruckman
Roger Sawyer
Mary Ellen Sawyer
Cameron Wright

Carrie Maul
Pat White
Melissa Hurich

The meeting was called to order at 10:00 a.m. It was determined there was a quorum.

Minutes of the November 13, 2010 meeting were approved as read.

President's Report

It was noted that our CD with First Bank matures in February, not January as mentioned earlier. There was discussion on the best means of investment for this money i.e., whether it should be reinvested in a CD, invest further with Evergreen Investments, or possibly split the investment between these two investment vehicles. Roger said he will look into the CD rates, and email the information before the next meeting. Mark will have a current report from Evergreen Investments and we will then be able to use that information in making a decision on the best means for investment at the January meeting.

The Treasurer's Report

The Treasurer's Report was approved as read. Roger mentioned a discussion with 1st Bank concerning a \$2.00 debit card fee. Roger intends to talk with Barry at the Bank as we don't believe this is a legitimate charge considering our bank balance. Mark and Roger will work together in coming up with a proposal for possibly reapportioning the amount to stay in our Liquid Asset Account to cover expenses, etc., and otherwise investing more dollars.

Sign Status

Pat said she had talked with Dick Hodges and he said he would need to talk with Tom Eisenman. Pat mentioned to Dick that Dave Kintz had no objection to the sign placement. Dick said he would look into it and get back with her on what needs to be done. We hope to get things lined up for work in the spring.

Tower Fence

Mark stated we would like to get the specs/requirements for the tower fence in place so that we can get it out for bid in a timely manner, and get Agreements signed with the tenants regarding their modifications to the specs (if any), and their portion of the cost. There are seven (7) tower tenants including the County. Two additional items to those outlined included signage and the type of lock that would be best. Type of fencing was also discussed i.e., galvanized chain link, colored vinyl coating, etc. There will be barbed wire at the top of the fence.

Cameron said he had talked earlier with Elko Fence (Denver) and also Foothills Fence Co., and neither companies were interested. We had a bid a couple of years ago from Great Western, and Roger had talked recently with Metro Fence (a local company) and it was decided we would ask for bids from these two companies, plus Cameron's company will be the third bidder.

There was further discussion on the best method for transporting the materials to the top of the mountain. Cameron said it had been his experience that you could go part of the way with an ATV and at a certain point, you would need to walk. Cameron said he would get the specs/requirements together this coming week so that we can get this out for bid.

Mark mentioned that we are currently drafting a cover letter to the tenants outlining our proposal which will be reviewed by Bill.

Covenant Violations

1354 Burland – Filed LUR with County. Mary Ellen continues follow-up with Herb Burton (PC Code Enforcement Officer).

17 Juniper Lane – cleaned up – closing.

364 Sun Way – sent 1st letter; responded via email; we asked for plan to clean up; no response to date.

718 Quakie Way – sent 1st letter; responded via email; we asked for plan to clean up; no response to date.

206 Yum Yum Tree Lane – we will send letter. Mary Ellen also left a message for Herb Burton concerning this livestock situation. We will also contact Animal Control.

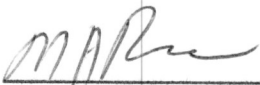
Burlander

Mark asked for ideas for the next Burlander (January). We will include information on the sign project, and an article on covenants including what we have accomplished thus far. Wells and bear information will probably be items for the spring newsletter.

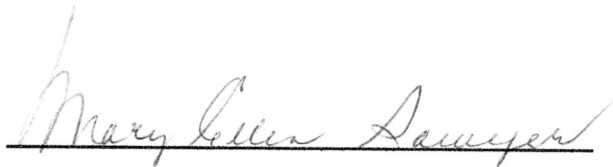
New Business

Cameron said he would be contacting the Colorado State Forest Service concerning volunteers for trail work this spring.

The meeting adjourned at 11:00 a.m.



Mark Ruckman, President



Mary Ellen Sawyer, Secretary

Burland HOA Board of Directors Agenda for Dec 2010

10am-11am

Visitors (10-15 min) - None

Approval of minutes from the prior meeting

*appx
on road*

President Report - Mark Ruckman

- CD Maturing - options
 - Buy another CD
 - Add to Evergreen investment

Treasure Report - Roger Sawyer

appx

Sign status - Diane Glover (Pat White to update on her conversation with BOCC member)

Pat

Tower Fence - discuss & document requirements

*barbed wire
(not razor wire)*

include county

1. 6 foot chain link fence
2. Surround both towers
3. Top the fence with razor wire
4. Post are set in concrete at least xx inches deep
5. Provide 2 access gates with locks that are a minimum of 48 inches wide
6. Access the site from xxx road and the utility easement
7. Minimize damage accessing site
8. Have the HOA inspect the access path before & after work - fix any damage caused by accessing the site

*add signage
hid & mce.
signage.*

Covenant Violations

- 1354 Burland Dr. - Nancy Serwatka - LUR complaint with the county
- 17 Juniper Lane - cleaned up - closing
- ✓ • 364 Sun Way - sent 1st letter, neighbor checking to see if the property is cleaned up
- ✓ • 718 Quakie Way - sent 2nd letter requesting plan for cleaning up
- 206 Yum Yum Tree Ln - sending a letter, notifying the county & maybe animal control

Ideas for next Burlander

1. Sign status
2. New Swingset

follow up.
Call an contractor
2 new signs
swing set
update # on clean-up
Wells?
Apr. Bear
if you are follow procedure - file with LUR

New Business

Feb - contact CSFS for volunteers.