

Burland Homeowners Association, Inc. Meeting

January 10, 2015

Board Members

Carrie Hurich
Jim Aitkenhead
Roger Sawyer
Debbie Kappel
Jim Glenn
Mary Ellen Sawyer
Melissa Hurich
Pat White
Jack Roberts

Members

Alan Kappel
Sue Glenn

Guests

Jack Hansell
Allison Hansell

The meeting was called to order at 9:00 a.m. by President Carrie Hurich who determined there was a quorum.

Minutes of the November 8, 2014 meeting were approved as read. (There was no December meeting.)

President's Report

Carrie welcomed everyone, with introductions to guests Jack and Allison Hansell.

Everyone was reminded that dues are due for 2015.

New Neighbors Letter – Carrie will provide information to Pat with regard to new homeowners in Burland (since the Flume is no longer publishing real estate transactions.)

We received an email from Lois Miller providing information concerning a proposal before the Planning Commission and Board of Development of Park County for a conditional use permit to use a 35 acre residential property at the bottom of Delwood Drive near the Crow Hill Fire Station as an aerial park -- rope ladders, zip lines, and all that entails, including parking, chair lifts to the top of the hill , etc. They are trying to gather support to stop this enterprise. One of the residents of the neighborhood has put together an online petition for people we can't get to sign a written petition that will be presented to the County Commissioners. There is a Planning Commission meeting to consider the conditional use proposal on Tuesday, Jan. 13th in Fairplay. They would like to get as many people together to attend this meeting, as well as the Feb. County Commissioners meeting when that occurs. They asked for our support in any way we can help.

If any of you are interested in more information or signing an online petition, writing a letter to the commissioners or attending meetings, you may contact LoisMiller@Earthink.net.

Lights at the Park - The lights at the Park project were tabled until spring.

The Treasurer's reports for December 2014 and January 2015 were approved as read.

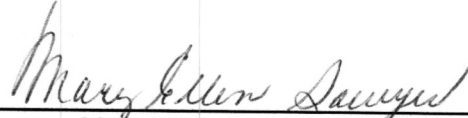
New Business – Jack Hansell spoke at length about his concerns with shooting going on in and around his home. He spoke with the Sheriff's Office who stopped by and stated it is not illegal. In one home where the shooting is occurring, it is known that a relative living there is a convicted felon. It was stated that this in itself, is absolutely an illegal situation. It was stated that a convicted felon cannot live or be anywhere near firearms.

There was a long discussion concerning our ongoing complaints from residents shooting at all hours in what appear to be extremely unsafe (residential) areas. It was suggested that a log be maintained about when and how long the shooting occurs, and to report any unsafe conditions each and every time these things occur to the Sheriff's Office. In addition, since the Sheriff's Office to date, has been of no assistance in this matter (except to say if there is a proper backstop, it's not illegal, it was further suggested (and there were several volunteers) to meet with the Commissioners for this very real problem to possibly be addressed via Land Use Regulations. Contact information of the County Commissioners was provided in an effort to be added to their agenda at an upcoming meeting.

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



Carrie Hurich, President



Mary Ellen Sawyer, Secretary

BURLAND HOMEOWNERS ASSOCIATION, INC. MONTHLY MEETING AGENDA

January 10, 2014⁵ 9:00am

MONTHLY MEMBER MEETING (Open to All Burland Residents)

- I. Call To Order
 - II. Review and Approval of Prior Meeting Minutes
 - III. Welcome Guests – no scheduled guests
 - IV. Presidents Report
 - a. Dues are due
 - b. New Neighbors Letter – Pat any updates?
 - c. *There is a proposal before the Planning Commission and Board of Development of Park County for a conditional use permit to use a 35 acre residential property at the bottom of Delwood Drive near the Crow Hill Fire Station as an aerial park – rope ladders, ziplines, and all that entails, including parking, chair lifts to the top of the hill , etc. We are trying to gather support to stop this enterprise. One of the residents of our neighborhood has put together an online petition for people we can't get to sign a written petition that will be presented to the County Commissioners. There is a Planning Commission meeting to consider the conditional use proposal on Tuesday, Jan. 13th in Fairplay. We would like to get as many people together to attend this meeting, as well as the Feb. County Commissioners meeting when that occurs. We would like to ask for your support in any way you can help – by signing our online petition, writing a letter to the commissioners, attending the meetings. For more information please contact LoisMiller@Earthlink.net*
 - I. Jim A - Lights at the park, update?
 - II. Treasurers Report
 - III. Close of Burland Residents Meeting
-

Board of Directors Executive Session (Open to Board of Directors)

- I. Review and Approval of Prior Executive Meeting Minutes
- II. Treasures Report
- III. Covenant Violations Report and Update
 - a. Someone cut a Christmas tree down from the park
- IV. Presidents Report
 - a. Our website has been re designed ☺
 - b. Attorney change
 - c. Park Lease – Mary Ellen is still working on this with Tom Eisenman
 - d. Board Positions Available
 - e. Pat Dives and her 2 neighbors want to donate their properties upon death to be used as a shelter
 - f. End of year donations
 - i. We received thank yous from Fitzsimmons Middle School, IMHS, St. Laurence Food/Outreach (Mary Ellen saw they provided food baskets to 65 families (233 people), Platte Canyon HS, and Park County Senior Coalition. (no word from Mountain Resources, Mountain Peace Shelter or Deer Creek Elementary)
 - g. Christmas light judging is complete 10 winners
- V. New BOD Topics/Issues

Burland Homeowners Association, Inc. Meeting
January 10, 2015

EXECUTIVE SESSION

Board Members

*Carrie Hurich
Jim Aitkenhead
Jim Glenn
Debbie Kappel
Pat White
Melissa Hurich
Jack Roberts*

*Mary Ellen Sawyer, Secretary
Roger Sawyer, Treasurer*

The meeting was called to order at 9:45 a.m.

Minutes of the November 8, 2014 were approved as read.

The Treasurer's report was approved as read. Roger mentioned that the AT&T lease payment recently received was not according to the new contract and he will get this resolved.

President's Report

Covenant Violation - We received a complaint about a trashed property; however, it was anonymous to which we do not acknowledge.

We received a call concerning someone who witnessed four people dragging a pine tree down the Mt. Bailey trail before Christmas. The person spoke with Deputy Tighe and he referred them to the HOA. We provided the information along with the vehicle description, including license plate number via email to Corporal Leffler and requested a response; however, we have received nothing. We will forward to email to Sheriff Wegener.

Our web site has been redesigned and we are working with Robert River to set up a PayPal account to enable online membership payments. Carrie, Roger and Mary Ellen had a meeting with Rob and he reviewed the enhancements he has made to the site and we feel very fortunate to have his expertise available to us.

Since our attorney has moved out of the area, we are seeking a replacement. Carrie has spoken with Fred Wells, well known real estate/HOA attorney and will ask him to provide us with rates, etc. for our consideration. Jim A. said we might also consider Brian Wilson, a general attorney in the area. Mary Ellen said that we have a pending covenant issue (Rhoads wood cutting operation) to discuss with the new attorney when hired.

Park Lease - We sent a letter to the County late November 14, 2014 requesting the Park Lease (expired December 11, 2014) be extended for a period of three years; however, in following up

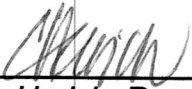
with Tom Eisenman (Park County Administrator), he said their workload would not allow a review of this until after the first of the year. Mary Ellen will continue to follow-up.

Carrie said that there are two board positions open. Sue Glenn and Alan "Butch" Kappel were nominated, elected and accepted these positions. (Mary Ellen will provide them with information concerning their respective districts, standards of conduct, access to Drop Box, etc.)

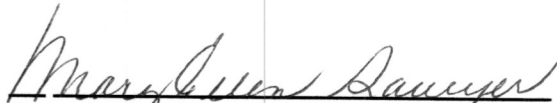
Carrie said she had been contacted concerning owners of three properties on Chickadee who are considering donating their respective properties through a trust or estate to be used as an animal shelter to be run by Dr. Lori Johnson (Lone Rock Veterinary) and they are seeking the blessing of the HOA. There was discussion; however, notwithstanding probably everyone's love for animals, in consideration of our Covenants (residential use only, nuisance and annoyance, etc.), we would have to respectfully decline. In the end, considering water issues and Land Use Regulations, this would be a County matter of decision.

Old Business - Jim Glenn mentioned the Next-door Neighbor Web Site and also his earlier question about what we might do to protect the HOA treasury. Carrie said she has that on her list of things to discuss with the new attorney when he/she is hired.

The meeting was adjourned at 10:30 a.m.



Carrie Hurich, President


Mary Ellen Sawyer, Secretary

Subject: Property Donation for Non-Profit Use
From: Diane Glover (Keller Williams Foothills Realty) (Diane@LiveAtAltitude.com)
To: Burlandhoa@yahoo.com;
Cc: Diane@LiveAtAltitude.com;
Date: Tuesday, December 9, 2014 1:13 PM

Diane Glover
Amated properties

Hello Burland HOA,

I was recently contacted by a neighbor who asked if I would approach the HOA to see if you would consider the following:

There are currently two-three homeowners that are considering donating their property in Burland Ranchettes as part of their Will into a trust for non-profit animal foster/rescue. The trust would be fully funded and directed by Lori Johnson at Lone Rock Veterinary clinic in Bailey and possibly involve IMHS.

The appx 25 acres and 3 homes are located at 69 Chickadee Drive, 90 Chickadee Drive and 48? Chickadee Drive (I will confirm). My understanding is that there are septic and domestic wells on all three parcels (to water animals). No "nearby" neighbors.

If you are interested in speaking to the homeowners, let me know. Perhaps they can attend a future HOA meeting to discuss further. Feel free to contact me as well.

Thanks for your time and consideration.

Best regards,

DIANE GLOVER, REALTOR® /Owner/ProCoach
Certified Mountain Area Specialist™

KELLER WILLIAMS FOOTHILLS REALTY LLC
10875 US Highway 285, Unit D-202, Conifer, CO
32214 Ellingwood Trail, Suite 100, Evergreen, CO

Cell: 303-704-6143
Office: 303-647-7247
Fax: 303-647-7222
Website: www.LiveAtAltitude.com

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