

Burland Homeowners Association, Inc.
General Meeting Minutes
January 12th, 2019

Board Members

Jim Glenn
Pat White
Jack Roberts
Sue Glenn
Dave Sitko
Shawna Roberts
Carrie Marsh
Debe Whitford

Members

Charlotte Wytias

Non-Members

Tiffany Costin Farrell Stanescu

The meeting was called to order at 9:00 a.m. and it was determined there was a quorum;

The minutes of the November 10th, 2019 meeting were approved as read.

Welcome and introduction to guests.

Friends of Bailey Seniors:

Jim Glenn: Silverset Luncheon rescheduled to January 19th due to weather. Silverset Luncheon is 2nd Friday each month and held in the Shawnee Community Center aka VFW. Seniors Resource Center in Evergreen has agreed to transport Bailey Seniors to medical appointments on Tuesdays and Thursdays.

Christmas Light Contest:

Jim Glenn thanked Sue Glenn, Shawna Roberts and Debe Whitford for judging the lights. Christmas light winners each received \$50 check and 1-yr free BHOA membership.

- 1) Edward Magan 260 Impala
- 2) Marlene Cuthill 30 Impala
- 3) Raymond Norris 190 Kudu
- 4) David Stover 5655 CR 72 (po box 573, Pine, Co 80470
- 5) Julie Sackett 299 Long Ridge Drive
- 6) Kathleen Cordova 39 Badger Lane
- 7) Kurt Kool 1799 Mockingbird
- 8) Carrie Marsh 320 Mockingbird (Po Box 247 Pine, Co 80470)
- 9) Patrick Urban 11 conifer Drive
- 10) Lamont May 244 Kudu

Retreat at Lone Rock

Jim Glenn: Retreat at Lone Rock, a Conference Center for teachers, was approved by the board of County Commissioners (BOCC) on 29, November, 2018. This is a 2000-acre property with conditional use permits. They plan to expand to 3 villages and each will need conditional use permits. Several questions asked regarding altering permits, mitigation and traffic concerns. These issues were brought up to board of Commissioners. As the conference center is non-profit, Park County does not get a tax benefit from this retreat but there is the possibility of jobs there. No start date yet for construction.

Fire Adapted Bailey Fundraiser:

Jack Roberts: We were the first community to start our own fundraiser for mitigation. Fire Adapted Bailey (FAB) will be at King Soopers in Conifer on January 12th to raise donations for the evacuation plan for Bailey. Then our very own Burland Firewise Committee will be there on January 26th. FAB has collected \$27,000 out of their goal amount of \$100,000. This fundraiser will end in April 15th, 2019. Questions were asked in relation to grants or possible grants. This will further be researched.

Charlotte Wytias: Received an email from Lisa Cutter with a list of bills that were proposed. One of these bills is for mitigation for all of Colorado.

Sue Glenn: this is only \$25 per household to make FAB Fundraiser reach their goal.

Jack Roberts: Feb 2nd, 2019 we will be having our Bailey Community Celebration at Tomahawk Ranch. There will be Bands, food, silent auction and Mad Jacks is making a special brew.

Mitigation project:

Jack Roberts: Slaws and Saws will host Pat Escobar's mitigation is planned for the weekend of January 19, 2019 weather permitted. This decision will be made by January 16th, 2019.

Dave Sitko: Firewise does take time to develop in the community but look what we have done with just a little over a year under our belt.

Jack Roberts: We need additional volunteers for Firewise. Our volunteers are essential to keeping our Firewise status. If anyone one knows of anyone who would like to volunteer please let us know.

Suggestion from guest: This is called a personal fireman. It is a pump with a foam chemical that you can spray on property and can with stand 2 hours of 4,000-degree temperatures. The Board thought a great idea as cheaper than most deductibles. The down side would be if residents stayed to put the chemicals on property and jeopardized themselves.

Jack Roberts will meet with Jim Moore for website and other issues that may arise.

Sue Glenn: Asked our guests what would have been a better way to address the address markers. Was determined they would have liked to have been informed when they initially bought their property.

Jack Roberts: We are now on our 5th Mitigation project. These were from residents who had responded to our post card sent previously.

Bailey Library:

Pat White: The Bailey Library is moving septic to put road on Bulldogger. Park County is paying for this and has been scheduled for some time.

Treasurers Report: Was read and approved by board.

Old Business:

Jim Glenn drafted an Airbnb letter to sent to the landlord, the renter and the complainant. A motion was approved for these letters.

Carrie Marsh suggested we distribute these letters to realtors and Title Company's.

Sue Glenn asked Debe Whitford if previous secretary Mary Ellen Sawyer has a letter possibly already generated.

Jim Glenn: Would like all of Burland Ranchettes to receive our invites.

Jack Roberts: per bylaws current members to receive a hard copy mailed to last known address.

Jack Roberts and Dave Sitko: The HOA had mailed over 1800 post cards regarding free mitigation and had minimal response. Not cost effective.

Jim Glenn will draft thank you letters to both homeowners that complaints were filed against for trying to clear up issues.

Shawna Roberts asked is it fair for us to judge what is a junky property? This is up to interpretation.

Jim Glenn: When property values are affected then it affects the community and we need to be involved.

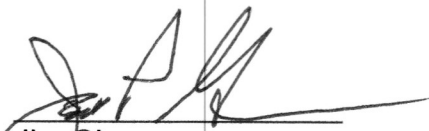
Debe Whitford: Wanted to ask if anyone knows about poisoning of pets.

Treasurers Report: Jack read and report approved.

Old Business:

New Business:

Meeting Adjourned: @ 10:35 a.m.


Jim Glenn
President


Debe Whitford
Secretary

BURLAND HOMEOWNERS ASSOCIATION, INC.
GENERAL MEETING AGENDA
January 12th, 2019

- I. Call To Order
- II. Review and Approval of Prior Meeting Minutes
- III. Welcome to Guests
- IV. President's Report
 - a. Friends of Bailey Seniors, next meeting *Tuesday & Thursday.* Tuesday, 4pm, Jan 15th at Human Service Bldg
 - b. Christmas Light winners
 - c. Lone Rock Conference Center for teachers (formerly Dozier ranch) Village 1 approved
- V. Jack – Any Firewise/FAB News – Upcoming Mitigation Projects
 - King Super 1/124 1/*
- VI. Pat: Park County updates
 - \$27,000.00 Now. Feb 2nd Tennant St.*
 - Pat Escobar.*
 - 2:30 - 7:00*
- VII. Treasurer's Report
 - Monday 1/18*
- VIII. Old Business
 - a. Was everyone on board with letters for Airbnb? We had no motion to approve or deny.
 - b. Once approved, email to all members? Post to website, Facebook & Nextdoor? Then snail mail same time we send out Annual Meeting notices this summer?
- IX. New Business

Burland Homeowners Association, Inc.
Executive Meeting Minutes
January 12th, 2019

Board Members

Jim Glenn
Pat White
Jack Roberts
Sue Glenn
David Sitko

Debe Whitford
Shawna Roberts
Carrie Marsh

The meeting was called to order at 10:20 a.m. and it was determined there was a quorum;

The minutes of the November 10th, 2018 meeting were approved as read.

Jack Roberts: When Roger was treasurer it was determined that Rise Broadband had overpaid. Both Roger Sawyer and Rise Broadband decided together they would just not charge rent of tower until overpayment was paid for monthly fees. Then would resume for regular monthly rental of tower. Jack is still trying to contact Mickey Sugar set these fees up to resume. They are \$590 ahead right now but want to discuss these payments for restart.

Pat White: To Jack Roberts are these tower rentals contracts? Answer is Yes from Jack Roberts.

Jack Roberts: His answer to Pat Whites question. Yes, all rentals are under contract.

Pat White: Has anyone done a structural analysis on tower?

Jack Roberts: Answer to Pat White: Yes, Verizon did map out all equipment from the damages from the year prior for the damage done by Verizon for the erosion. This has still not been resolved from them and may soon be in the hands of our attorney. Verizon also approached AT&T regarding moving on tower to a different location on tower and AT&T declined.

Jack Roberts: website updates: Jim Moore to build Firewise into website and maintain.

Jack Roberts: PMR objectives are set for 35 for our investments.

Jim Glenn: Disclosure statements read for investments. The reason is if our towers ever go away, we want to ensure the HOA has resources to stay for the community.

Carrie Marsh: what do we use PayPal for?

Jack Roberts: answer to Carrie Marsh: on the Burland hoa website there is an option to order either an address marker or membership to pay yearly dues using PayPal.

Carrie Marsh: How much research should the board do regarding expenses for the HOA (examples were storage, Shirley septic.

Jack Roberts: a suggestion from Carrie Marsh's suggestion is a vault toilet. Jack will follow up with more information on this with in the next few months or when his time allows.

Sue Glenn: would like more improvements to park

Pat White and Carrie Marsh: suggestion of possible security guard for park when school is out? Will bring up again closer to school breaks.


All of Board: approved to send adjusted bylaws for printing and mailing to active members for questions and answers for February' s meeting.

Treasurers Report: The report was approved as read. Jack to send separate email to board of report.

Old Business:

New Business:

Meeting Adjourned: @ 11:05 a.m.


Jim Glenn
President


Debe Whitford
Secretary