

Burland Homeowners Association, Inc.

General Meeting Minutes

March 09th, 2019

Board Members

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

Members

Michele Peterson
Beth Fisher
Jeff Olson
Patty Lucy
Mark Evert
Sharon Horn
Bob Walker
Janie McCarty

Non-Members

Jean Wagner
Frank Roe
Jeff Shippen

Guests

Mike Brazell

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

The minutes of the February 09th, 2019 meeting were approved as read with one edit. When are dues due? On the anniversary date or the 1st of every year.

Welcome and introduction to guests.

Jim Glenn asked if majority of residents were here Broadband discussion and answer was yes.

Guest speaker: Mike Brazell Park County Commissioner

Gave a 5-10-minute briefing then answered questions.

- 1) **Rural vs Metro**. The government's definition of broadband is a minimum of 25 Mbps download speed and 3 Mbps upload speed. The challenge is money. Calix is the leader in fiber optics and had a meeting but no return on investment to the copper system.
- 2) **How to get Rural America up to speed**. If everyone contributes a little money we can get there. Two summers ago, we had a meeting how to build and financial resolutions. This turned out to have to have a labor vote and a financial commitment. Building an entire area 4 or 5 thousand homes. I am seated on the broadband advisory board of which there are 13 members. There are grants that are available in 2 cycles per year. A provider will have to apply for these grants. These grants are for projects throughout the state of Colorado. A recent approved grant provided \$10,000 per household of government state money to develop.
- 3) **SouthPark telephone engineered 3 areas:**
 - a) **Mill Iron D**: 100 homes @ \$10,000 per household
 - b) **Burland Ranchettes**: 1,000 homes @ \$5,000 per household
 - c) **Area off of CR 43**: 500 homes between \$5000-\$6000 per household
- 4) **RFQ (request for quotes)** have been put out to other providers but no one has really taken any initiative. Bailey is a geographically complex area which makes wireless complex.
- 5) **IREA** three years ago was hesitant to step into the broadband world. No real benefit to participate. And they had just bought into a plant in Pueblo and went into debt almost 8 million dollars. Their debt to liability almost impossible. Now that they have been paying down the debt so it might be an option now.

- 6) **Co Bank** is a bank who lends to large entities such as broadband. Also, South Park telephone is interested if IREA would be willing to cooperate.
- 7) We are having a meeting **April 1st** with **IREA CEO** Pat Mooney to pitch the ideas and hope it will be successful.
- 8) **Century Link** did apply for grant for the entire \$5 million but they were declined. It could be not to ask for all but maybe 2 million with other funding from all entities.
- 9) **Question:** are grants offered every year? Answer: Grants are only offered 1x per year, but have 2 cycles and the 1st cycle has already been processed.
- 10) We are standing at **50-60** percent and the take **rate needs to be at 80%**. Which communities will be involved is still to be determined? We need to apply for the grant money now due to we don't know how long it will be offered
- 11) **Federal government** has applied monies for Rural Broadband already on the other side of US HWY 285. This was the Calf 2 funding with Century link.
- 12) **IREA** is needed in this project to be able to use their poles. This is needed to lower the costs.
- 13) **The intent of the grant** is to deliver broadband services though out Colorado to communities' areas that are either non-serviced or under serviced.

Jack Roberts asked what do you need from us? Mr. Brazell answered:

- 1) Survey Monkey will help record interest in Burland
 - 2) This is not county driven so we need the support of people. Grassroots
 - 3) **We need the meeting April 1st with IREA to be positive.**
 - 4) Take the speed test www.speedtest.net and register with Park County website. Take speedtest at least 3x at different times of the day. That way we can register the different speeds at peak times (gamers, videos and children on line).
 - 5) Letters of support are always good.
- Jim Moore volunteered to do survey monkey and Mike would like to further discuss with him prior to posting.
Jim thanked Mike for coming and explaining the Broadband issues.

Dues Notice:

Carrie Marsh: I previously always got a notice for dues

Debe Whitford: Mary Ellen didn't say to mail. Would you like an email notice the month prior to expiring? Members agreed yes.

Woode Wood speeding on CR-72 proposal:

Woode was not able to attend but he wanted to go over some ideas on speeders on CR 72 and or Burland. We may address at a later time when he is available.

Carrie Marsh: while watching for a certain car that speeds on a daily basis not just a little over the speed limit but a lot. She noticed the majority of people driving on 72 were also speeding.

Dave Sitko: he did call Woode and left voice mail. Posted on Next door regarding speeding vehicle and received several posts and also private messaging stating other people have seen the same vehicle. Some stated this vehicle is seen going 70 to 80 miles an hour in a posted speed of 30 mph. He did contact Park County Sherriff and Deputy John Tighe called him. Sherriff will try to tighten up patrol if possible and will also contact school. There are privacy issues involved with this so please contact Sherriff first.

Carrie Marsh: There are other ways to file reports without Sheriff being at the scene. You are able to file a police report and submit to Park County Sherriff but you will need to appear in court if asked.

Janie: What are the steps to follow to report?

Carrie Marsh: online report and non-ER number to call to report.

Jim Glenn: if posting to web sites please be discreet and protect everyone's privacy. We will put this into agenda for next month's meeting as well.

Friends of Bailey Seniors - Jim Glenn:

- 1) Evergreen volunteered their services for transportation to doctor & hospital appointments
- 2) 12 of our Seniors were able to use
- 3) Elections are under way. This will be on Tuesday March 12th, @ 4:00pm. We need a total of 9 board members and we so far have 5 nominations.
- 4) RAC (Regional Advisory Council): one of our members appointed to RAC to take part in voting for funding (including Park County). Another nominated to Park County Senior Coalition board.
- 5) Trying to get 16-piece swing band from Highlands Ranch.

Firewise updates - Jack Roberts: Mitigation postponed until better weather conditions. We will have a chip day that the BHOA will pay for the chipper. You do have to be an HOA member. Also address markers always available.

FAB updates - Jack Roberts: We will be having a community Educational Event. More focused on ready-set-go and in particular, children and neighbors who may need assistance and pet evacuations. We will also have more videos on Junipers and how dangerous they are and on Ember Storms. Hopefully this will be sometime in April, time and date to be determined. We always need volunteers for Firewise and FAB. Our donation efforts have reached \$52,540.00 as of February. This goes to the mitigation efforts starting with CR 43 due to only 1 way in and out. Then CR 72/Sleepy Hollow/Roland Valley. Last area will be Woodside. Please go to: www.IOBY.org/baileywildfires, firewisebrhoa@gmail.com or burlandhoa.org.

Beth asked what about Junipers by the ponds? Are those to be mitigated?

Jack Roberts: answered CR 43 will have the first priority.

Park County Updates:

Pat White: No new news for Park County yet. Meetings are next week.

Frank donated cake from Silverset

Saws and Slaws - Jack Roberts: Jim Moore has the survey on website that is just 3 weeks old. Along with photos & great information. National Fire protection Association with pictures of mitigation.

Janie: The Paradise video that Jim Glenn shared hit home for her. Very similar for what could happen in Bailey. <https://www.youtube.com/watch?v=8R7J0pH0dW8>

Dave Sitko: Most districts have 20% green reflective address markers. District 2 has almost 50%.

Sharron: She had to have ER services to her house recently who commented on thank you for having the address marker it made our job easier.

Jim Glenn: asked Sharon if he could share her story and she said yes.

Treasurers Report: Jack Roberts read treasures report and it was approved by board

Old Business: none

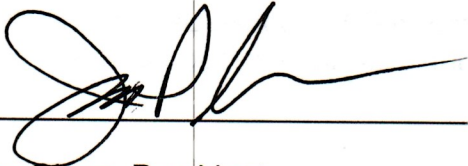
New Business:

Jainie: Dogs running free on sled hill. Her horses are being attacked. What can we do to fix?

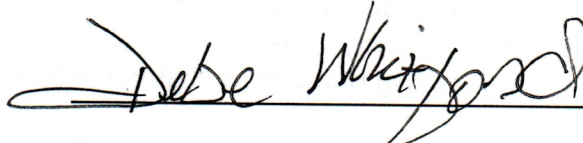
Beth: possible dog park?

Jim Glenn: we will address this further in next month's meeting. Janie to write up what she thinks may be effective.

Meeting Adjourned: @ 11.01 a.m.

A handwritten signature in black ink, appearing to be 'J. Glenn', written over a horizontal line.

Jim Glenn, President

A handwritten signature in black ink, appearing to be 'Debe Whitford', written over a horizontal line.

Debe Whitford, Secretary

Draft Frequently Asked Questions (FAQ)

- 1) Do I need to vote for this Broadband project?
- 2) Do I need to pay up-front for this project?
- 3) What communities does it cover?
- 4) Where could the funding come from?
- 5) If the funding is not approved, do I need to pay?
- 6) Why is it important to ask for grant money now?
- 7) What company could install this Fiber Optic ?
- 8) Why not just extend fiber optic line that stops at Burland Drive & Aspen Lane?
- 9) Why don't we just wait for Century Link to extend Fiber Optic in Burland?
- 10) What if I don't want to switch when the new fiber optic line is finished?
- 11) Can I change my mind later and sign-up then?
- 12) Will the fiber optic connection cost more?
- 13) What kind of speed could we get with the new fiber optic line?
- 14) Can we use the fiber optic connection to watch movies?
- 15) Can I keep DirecTV if I want?
- 16) Can I switch to Hulu or Netflix if I want?
- 17) Will this replace my cell phone?
- 18) Is this only for Burland Ranchettes?
- 19) How about Burland Meadows? Trails West? Roland Valley? Bailey Mountain?
- 20) I have 160 acres and am far in the boonies from Burland. Can I participate?
- 21) What if we say we are not interested as a community?
- 22) What if too many people sign up when it's installed?
- 23) I need 100 mbps. Can I get that? How much would it cost?
- 24) Does this project work economically if IREA does not allow F/O on their poles?
- 25) Is this project more cost efficient in Burland than Mill-Iron D or DCVR?
- 26) Will this broadband grant money always be there? Why not wait?
- 27) Right now I'm paying \$75 for Rise and \$45 for DirecTV. Can I save money?
- 28) What is important to new home buyers that are tech savvy?
- 29) Does fast internet affect the value of my home?
- 30) Could fast internet help me work from home? Telecommute?
- 31) What if there are no telephone poles in my neighborhood?
- 32) What question do you have ????t Survey Questions

Would you be interested if you could increase internet speed for the same cost?

If you could increase internet speed for the less cost, would you do it?

If possible would you be interested 25 mbps? in 50 mbps? 100 mbps?

Do you work from home?

Is your internet speed sufficient for you to work?

Do you know your internet speed? Try www.speedtest.net

Are you willing to go to www. Colorado state speed test and ID your location?

If a grant was available to subsidize the installation costs, are you interested?

If you did not need to sign up now, or promise to buy, would you be interested?

BURLAND HOMEOWNERS ASSOCIATION, INC.

GENERAL MEETING AGENDA

March 09th 2019, 2019

- I. Call To Order
- II. Review and Approval of Prior Meeting Minutes
- III. Welcome to Guests
- IV. **Guest Speaker Mike Brazell:** I believe there is an opportunity to install a fiber to the home network (FTTH) throughout the greater Burland Community (1000 homes). This would provide the internet connection to correct for any current broadband insufficiencies and provide for the increasing future demand. We have been working on this for over 5 years and believe we are near the point of presenting a project if we can find grass root champions to support the effort. Without the neighborhood connection providers are hesitant to participate. Champions need not be educated in the technology but should have an interest and time to commit to organizing and messaging the effort. We would like to submit a grant this summer to the State Broadband Deployment Board to assist. We have an interested provider which has already completed engineering, we have open discussions with IREA, have expertise with grants (\$5M/cycle), we talked to the banks, but we are missing the local champions. If you have some time and are interested in getting the message out please contact me by email mbrazell@parkco.us This has been done throughout the state in more difficult areas than ours and we should not miss out on this potential opportunity. Thanks Mike Brazell Commissioner Park County 303 884-1655
- V. Woode had to cancel and will go another route
- VI. *President's Report*
 - a. **Friends of Bailey Seniors**
- VII. Jack – Any Firewise/FAB News
- VIII. Pat: Park County updates
- IX. Treasurer's Report
- X. *Old Business*
- XI. *New Business*

Burland Homeowners Association, Inc.
Executive Meeting Minutes
March 09th, 2019

Board Members

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

The meeting was called to order at 11:15 a.m. and it was determined there was a quorum;

The minutes of the February 09th, 2019 meeting were approved as read.

Follow-up on complaint on trash: Jim asked Robb Green to forward a copy of his letter to Park County so Jim may follow up. Pat White stated contact may be John Deagan or Sheila Cross.

Weakland Fawks Park: Jennifer Stoltman unfortunately resigned as our caretaker. She did send an email resigning and a job description which is attached to our meetings minutes. In her email she did recommend Ken Barrios as a replacement. He has done other volunteer work for the HOA and may be a great replacement.

Jack Roberts: would like to review previous records of care for the park and get back with the board for follow up.

Dave Sitko agreed to follow up with Jack and call Mr. Barrios.

Board: draft signed thank you letter for Jennifer Stoltzman

Carrie Marsh: Volunteered anytime Board needs some type of letter she may have extras for certain events.

Treasurers Concern: Verizon failed to pay for February's monthly service. Jack left message and still no return call. Could be with the short month for February that maybe just a date issue for payment but will follow up. Also, with Erosion issue he will follow up again and to give him a week for both. If no resolution by then he states we may need to get attorney involved. He will follow up with board and let the board know of any resolution or thoughts. That will be determined by email prior to April's meeting.

Carrie Marsh: our attorney needs involved at this point.

Pat White: how long has the damage for the erosion been going on?

Jack Roberts: 2 years and no response on when to fix.

Dave Sitko: Jack has put great effort into this and now is time to involve our attorney.

Debe Whitford: has Verizon ever been late before?

Jack Roberts: they usually pay the end of every month.

Dave Sitko: they still have never paid on erosion from 2 years ago?

Pat White: does this mean in 2 years the erosion has gotten worse from that damage?

Jack Roberts: give me 1 week if still no response I will let you know and then contact attorney and news.

Bailey Day: Jack Roberts proposes booth for both Firewise and BHOA. FAB would also like to be included to partner w/us. They feel the message is the same and would like to partner.

Dave Sitko: makes sense. We are 1,000 houses strong.

Jim Glenn: Matt Dambrowski & Sheila Rice-Watkins are contacts for booths for Bailey Day. Want to ask if any discounts for non-profit.

Dave Sitko: We will need volunteers for HOA for booth

Jim Glenn will be at McGraw Park

Pat White: are we able to hand out welcome letters?

Jim Glenn: Great ideas everyone. Set up is by 8:00 a.m. Vendor cards are possible 1 vehicle per booth to park on Main Street behind Chimney Sweep. There will be shuttles between Crow Hill Bible Church and Main Street. Chris Ellis is in charge of parking.

Pat White: Suggested plastic clip-ons for names

Carrie Marsh: some residents may have had a bad experience with HOA's in the past so maybe we could advise what we do vs other HOA's.

Pat White: Mandatory vs Voluntary HOA's

Jim Glenn: Something like what have we done for you lately?

Debe Whitford: 90 members and thinks the Firewise program has made that jump so that is great.

Jim Glenn: Possible swag giveaway items for Bailey Day?

1099 Issues:

Dave Sitko: issues on some of the 1099s. Dave contacted bookkeepers to verify double amounts.

Jack Roberts: gross amount and no taxes on deductions with bookkeepers

Dave Sitko: spoke with Pam and was advised double postings when transition happened. They sent out amended 1099's

Debe Whitford: for those of us who already get a W2 why did we also get a 1099?

Jack Roberts: Previous accounting person said rules changed.

Dave Sitko: if less than \$600 you don't have to report on a 1099 but to each their own on taxes, I will still report my 1099 due to other money by HOA.

Pat White: if mine is under the \$600 rule I would like my paycheck

Jim Glenn: if you pay anything for your HOA duties (example: ink for printing, paper, stamps etc.), please give receipt so you may be reimbursed.

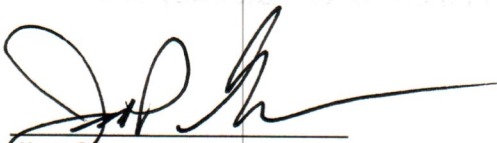
Carrie Marsh: her bookkeeper charges an additional \$25 per 1099 so we may want to look into due to they may not have needed to send the 1099's.

Broadband:

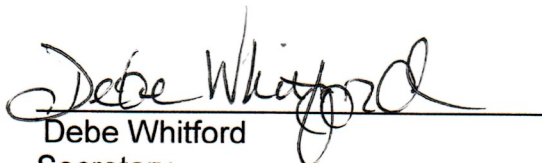
Pat White: regarding Broadband I know it is only a guesstimate but \$2000 per household is a little much.

Jim Glenn: South Park telephone was a guesstimate with underground wiring but if IREA allows fiber optic line on their poles those costs may go down due to able to use their poles vs underground. Again, these are only guesstimates at this time.

Meeting Adjourned: @ 11:58 a.m.



Jim Glenn
President



Debe Whitford
Secretary

BURLAND HOMEOWNERS ASSOCIATION, INC. EXECUTIVE MEETING AGENDA

March 09th, 2019

- I. Call to Order
- II. Review and Approval of Prior Meeting Minutes
- III. **Jennifer Stoltman: has resigned and need to discuss replacement. Her job duties entailed as she stated per email: It isn't an hourly thing, it has always been twice a week cleaning usually once during the week and once on the weekend unless there are parties, then as much as needed to accommodate reservations. If I had to put a time on it I would say 30 mins to an hour depending on condition of park each time.**

I bring a bucket of hot soapy water and wash tables/benches each time. Pick up all trash in park, grills and parking lot. Check outhouse if it needs more tp and sweep the floor/ pick up trash. Blow or sweep pavilion concrete pad as well as basketball court. Blow off all playground equipment and rubber mats. Make sure all swings and benches are clean from spills, and other things. Report any problems or damage.

Each spring we would do a spring clean of all the mud, rocks and such that made its way into the pavilion and other items so it had a clean fresh start (as much as you can do for a park in the woods).

I have left over tp I can give you, not sure if I have any trash bags left.

If I think of anything else I will let you know.

Jenny

She did give a possible replacement as her neighbor Ken Barrios as he has helped her in the past and expressed interest in replacing her. If interested his number is 303 816 0900

- IV. Treasurer's Report – Jack Roberts
- G V. Old Business
- VI. New Business

1-4th Tues. Bailey Day / 22nd June.