

Burland Homeowners Association, Inc. Meeting

October 13, 2012

Board Members

Carrie Hurich
Jim Aitkenhead
Roger Sawyer
Mary Ellen Sawyer
Melissa Hurich
Diane Glover
Pat White

Non-Members

Rick and Missie Devrous
Lindsey and Aaron Marsh

Guest

Shane Kinkennon

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

Minutes of the September 8, 2012 meeting were approved as read.

Guest

Carrie introduced Shane Kinkennon who is the volunteer "quarterback" of a new but rapidly unfolding campaign called Bailey Trails. Shane explained that this is an effort to build widespread enthusiasm for a plan that has been drafted to bring a world-class recreational trail system to Bailey. Shane further explained that those behind this idea (and case studies around the country demonstrate) that when towns like Bailey make a decision to become a "trail town", all sorts of economic and quality of life benefits follow. Shane said that because of Bailey's location, it has untapped potential to be a recreational-trails hub that would bring serious economic stimulation to this community. He mentioned the Platte Canyon Chamber and their ongoing quest for bringing such things to the area. Shane made it clear that he was not here to ask for money; they are only trying to get their ideas out to as many folks as possible, ask for input/suggestions and ask for enthusiasm for the cause. They are on Facebook at Facebook.com/BaileyTrails and Shane asked that we "Like" to show our support. Carrie thanked Shane for bringing us this information and asked him to keep us informed as things progress.

President's Report

Current Projects

Park Playground Structure – Melissa reported the structure is in place with only a couple of minor items to complete. Carrie mentioned that we had been contacted by the Flume; however, we had not yet connected with them for an interview.

New Neighbor Letter – Pat said she had sent a letter to a resident as requested who had contacted us via email with questions, and is now awaiting the latest quarter information to be published in the Flume so she can prepare the next welcome letters.

Burland Rewards Project

Carrie reviewed this proposal for those who weren't aware i.e., that Jim had a very good idea with the thought of increasing our HOA membership, to ask local businesses to give a discount to Burland HOA members. Our attorney's opinion is that a discount to only HOA members is a private benefit and a homeowners association according to a 501(c) 4, must primarily serve the community rather

than the private interests of its members. That said, as Carrie stated, we will not do anything that would in any way compromise our 501 (c)4 tax exempt status. A discussion followed on how we might then approach this differently such as opening it up to the "community" by offering associate memberships to Burland Meadows, Trails West, Park West, etc., however, this could lead to any and all outlying areas and could be limitless. Some believed that we should invite our attorney to a future meeting (Executive session) to discuss. Carrie will make those arrangements, and asked that those with questions to please email Carrie in order to best utilize time with the attorney.

New Business


Jim suggested we might consider a sign near CR72 and Burland Drive directing people to the Park as it seems from time to time that some residents are not even aware of the Park. Diane volunteered to look into this with regard to best location, any easement that may be involved, the County's approval if necessary, etc.

Diane asked if we may want to consider a Burland clean-up project again. This was discussed and it was decided we would take that up in the spring, and couple it with a membership drive and possibly a barbeque at the Park.

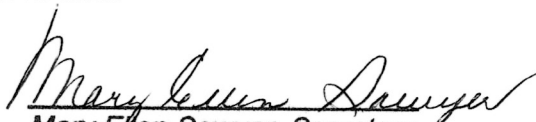
Treasurers Report

The treasurer's report was approved as read.

The general meeting was adjourned at 9:45 a.m.



Carrie Hurich, President



Mary Ellen Sawyer, Secretary

BURLAND HOMEOWNERS ASSOCIATION, INC.

MONTHLY MEETING AGENDA

October 13, 2012 9:00am

OPEN TO ALL

- I. Call To Order
- II. Guests (10 minutes) - Shane Kinkennon - Bailey Mountain Bike Trail Supporter *expanded in proposal see email sent earlier*
- III. MONTHLY MEMBER MEETING (Open to All Burland Residents) *not requesting \$*
 - I. Review and Approval of Prior Meeting Minutes *shut spoke - Bailey optimum*
 - II. Presidents Report *Like - FB Bailey Trails*
 - a. Current Projects *couple things to do -*
 - i. Playground ✓
 - ii. Park Trail *F5 - stake holders*
 - a. When is the rescheduled date? How can we help? *natural surface trails - not highway*
 - iii. New Neighbors Letter - *Franchon and - Jack not her boss awaiting new Home info.*
 - iv. Burland Rewards Project *app's hiccup - 501(c)4 status*
 - III. New Business
 - IV. Treasurers Report - *incl 1/2 play area approved*
 - V. Close of Burland Residents Meeting *causal at. programs - explains program - (Jim's)*

Board of Directors Executive Session

- I. Review and Approval of Prior Executive Meeting Minutes *approved*
- II. Covenant Violations Report and Update *Bill - the problem figure way to incl. Comm - so that our responsible*
- III. Investments and Donations *next month*
- IV. New BOD Topics/Issues - *when & in come*

Jim - sign - talk? - talk to Zuni + City.
Nevious - blind spot past complaints Rav Bridge -

Bill to Corp. may.

Steve - Clean up -

Frank spring - public comty, clean up - ribb cut for new 12-3 - 10 to 1 - barbeque

membership drink -

discuss to local business
Card - city - concerns - must be common not just Burland as a whole
Bill - the problem figure way to incl. Comm - so that our responsible
no letters to members only - pt - side of card holder - hand out like Candy on str - saving HOA time / \$ - so that best use of \$ -
must filed complaints - liability involved - say Jim - could lose 501(c)4 status -
Carrie - ask Bill to meet - discuss be prepared w/ questions to best utilize his time - email Carrie questions -

②

Burland Homeowners Association, Inc. Meeting

October 13, 2012

EXECUTIVE SESSION

Board Members

*Carrie Hurich
Jim Aitkenhead
Roger Sawyer
Mary Ellen Sawyer
Melissa Hurich
Diane Glover
Pat White*

Minutes of the September 8, 2012 meeting were approved as read.

Covenant Violations Report and Update

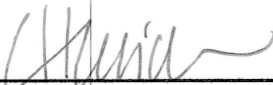
There are no outstanding violations as of this time.

Investments and Donations

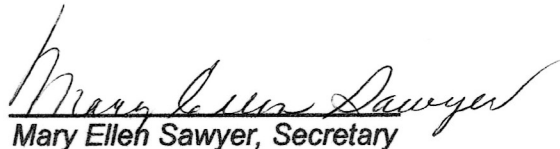
Carrie stated that we are waiting to hear from Eric Lybarger when he might be available to meet with us for a review of our investments. It was suggested that we wait until that time to consider any further investments.

Donations will be considered at the December meeting.

The meeting was adjourned at 10:00 a.m.



Carrie Hurich, President



Mary Ellen Sawyer, Secretary