

Burland Homeowners Association, Inc. Meeting
February 13, 2016

Board Members

Carrie Hurich
Jim Aitkenhead
Jim Glenn
Sue Glenn
Pat White
Debbie Kappel

Melissa Hurich
Butch Kappel
Roger Sawyer
Mary Ellen Sawyer

The meeting was called to order at 9:00 a.m. by Jim Aitkenhead, Vice President since Carrie had been delayed. It was determined a quorum was present.

Minutes of the January 9, 2016 meeting were approved as read.

President's Report

Jim mentioned that the 2016 membership dues are due.

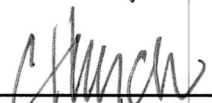
Park Signs – Carrie is working with Zuni Signs regarding no-parking sign for the chain gate to allow the entry of trucks as needed for septic issues; and a no overnight parking sign to deter any trucks, campers, motor homes, etc., from any extended parking.

Treasurer's Report - The report was approved as read.

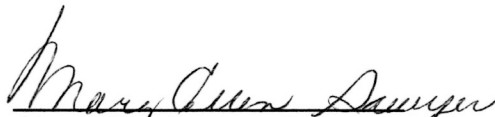
New Business

Carrie furnished a flyer for an emergency planning meeting sponsored by Platte Canyon Area Chamber of Commerce, on February 16th, 6:30 p.m., at the Crow Hill Fire Station. Gene Stanley, Director of Emergency Planning for Park County, and Jim Myers, Storm Guides International will provide information on emergency plans for this area i.e., evacuation of people, pets, and large animals; interruption of power, road closures, etc.

The meeting adjourned at 9:15 a.m.



Carrie Hurich, President



Mary Ellen Sawyer, Secretary

BURLAND HOMEOWNERS ASSOCIATION, INC. MONTHLY MEETING AGENDA

February 13, 2016 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*
 - IV. *Presidents Report*
 - a. *New year – membership dues are now due*
 - i. *Signs at the park – Carrie is working with Zuni signs*
 - V. *Treasurer's Report*
 - VI. *Any new business?*
 - VII. *Close of Burland Residents Meeting*
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From: jimglenncolorado . <jimglenncolorado@gmail.com>
To: Bruce <brucepat@wispertel.net>
Cc: Carrie Hurich <carriehurich@gmail.com>; Jim Aitkenhead <Jim.Aitkenhead@hypertherm.com>; Roger and Mary Ellen Sawyer <rlmesawyer@aol.com>; Melissa Hurich <MHurich@yahoo.com>; Debbie Kappel <dkappel@ameritech.net>; Sue Glenn <suziglenn3@gmail.com>; Jim Glenn <jimglenncolorado@gmail.com>
Subject: Re: Estimate on pavilion repairs
Date: Sat, Feb 13, 2016 11:23 am

Bruce Stoeber
Dakota Handyman Services

Bruce,

The Burland HOA board choose to work with you for the Pavilion at Weakland Fawks Park.

As far as the options, they choose to replace the bottom layer of cedar siding and not choose replacing all cedar and not switching to Hardy board. Securing loose or warped cedar boards is also good. It's not structurally important but we want to keep up with maintenance to be good stewards.

Please send updated bid to reflect that and to include cost of paint and labor. My estimate total came to \$382 when I included paint (\$132 from bid plus \$250 paint) but I may have missed the 2-4 hours paint labor (\$50-\$100).

Also let me know your schedule. We like the idea of getting it done as weather allows for paint and before you get slammed with summer jobs. Looking forward to your updated bid and to working with you. Rather than spend an extra \$100/gallon on the top-dollar Sikken's sealer, we should be fine with a good oil-based sealer (SuperDeck or similar).

Jim



Jim Glenn
Director, Burland HOA
Mobile: 303-699-8056
Email: jimglenncolorado@gmail.com
Website: www.burlandhomeowners.org/
Address: Bailey, Colorado

View my profile on [Linked in](#)

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On Tue, Feb 2, 2016 at 9:46 PM, Bruce <brucepat@wispertel.net> wrote:

Jim,

As per you questions, #1 yes, #2 paint is the open factor, the estimates are in the ballpark, the paint/stain is open due to the cedar wood or fiber cement used. The paint budget is safe around the \$200-250 cost and add 2-4 hours depending on the paint/stain.

Thanks, Bruce

From: jimglenncolorado . [mailto:jimglenncolorado@gmail.com]
Sent: Tuesday, February 02, 2016 1:46 PM
To: Bruce
Cc: Jim Glenn
Subject: Re: Estimate on pavilion repairs

Thank you Bruce,

Your bid is thorough. Here are my questions:

1) Do I understand correctly there are three options on the south side gable facing?

- a) replace bottom cedar board only - cost: \$25 labor + \$42 material
- b) replace all cedar siding on south gable - cost: \$300 labor + \$217 material
- c) Replace cedar with fiber cement siding - cost: \$300 labor + \$933 material

2) Paint cost and labor unknown at this time? Are the following estimates in the ball park?

- 4 gallons of good brown-ish exterior paint?
- 1 gallon of good exterior oil-based sealer (good but not Sikkens)

Should we budget \$200? for 5 gallons of paint/sealer? How about labor?

Thanks

Jim



Jim Glenn
REALTOR, Keller Williams Realty DTC

Mobile: [303-699-8056](tel:303-699-8056)

Email: jimglenncolorado@gmail.com

Website: www.buyhomesinfoothills.com

Address: Bailey, Colorado

On Mon, Feb 1, 2016 at 10:08 PM, Bruce <brucepat@wispertel.net> wrote:

Jim,

Here is that estimate you requested, please check it over and get back with me if you have any questions. The alternate siding is a fiber cement made by Hardi Plank. I found that 5280 Exteriors on the web site could give you some information.

Thanks, Bruce

Dakota Handyman Services

c/o Bruce Stoeber

272 Blackbird Drive

Bailey, Colorado 80421-2000

303.816.1941 Home/Business

303.880.1934 Cell

Burland Homeowners Association, Inc. Meeting
February 13, 2016

EXECUTIVE SESSION

Board Members

Carrie Hurich, President
Jim Aitkenhead, Vice President
Jim Glenn
Sue Glenn
Melissa Hurich
Debbie Kappel
Butch Kappel
Pat White

Mary Ellen Sawyer, Secretary
Roger Sawyer, Treasurer

The meeting was called to order at 9:30 a.m. by Jim Aitkenhead as Carrie had been delayed.

Minutes of the January 9, 2016 were approved as read.

The Treasurer's reports were approved as read.

President's Report

Covenant Violation - Mary Ellen gave an update on the 718 Quakie Way (Rhoads) situation. In our continued follow up communications with Park County, to their email saying the matter was on the quarterly meeting agenda with the attorney and the County Administrative Officer in January, we have heard nothing. Carrie has sent two follow-up emails asking for the status and she will continue monitoring.

Meeting Frequency – Mary Ellen included a paragraph in the January newsletter concerning our current meeting time, etc., and asking everyone to let us know via email when it would be more convenient, or when they would be more inclined to attend meetings, etc.

In that regard, we are working on creating a mailing list for Burland residents only. It is our intention to better inform the community of our past accomplishments and our future plans, with a view toward increasing membership and participation.

Website - Mary Ellen continues to coordinate best time/place for meeting with Rob River for Carrie, Debbie, Roger and herself to review the web changes, PayPal, etc. Debbie will be posting changes to the website, Facebook, and sending meeting announcements via MailChimp.

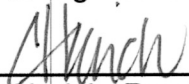
Park Bids – Jim Glenn met with three contractors and presented two proposals for work to be done on the Park pavilion to repair and preserve certain wood features. Both proposals were under \$500. Melissa motioned and Debbie seconded that we approve one proposal from Bruce Stoeber dba Dakota Handyman Services for \$382, not including paint and labor.

Investments – We received information and documentation to the effect that our investment accounts had been re-balanced according to our latest risk analysis. Our investment objective is growth and income, determined by the Investment Objective and Existing Asset Allocation/Evergreen Global software with the Investment Committee – Carrie, Jim A., Roger and Mary Ellen.) Eric is not concerned at this point with the volatility of the stock market, however, if anyone has any concerns whatsoever, we can ask Eric to attend a meeting and review our account.

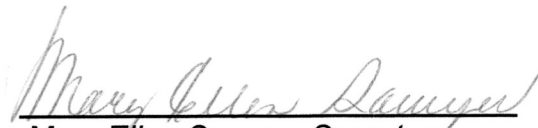
Roger noted that in a review of our contract, Mary Ellen discovered a possible discrepancy in the fee structure and she brought this to Eric's attention. Eric researched and an email from him stated that due to an incorrect setting on their automated billing system, they were crediting us with \$3,761.63 for fees charged incorrectly, and a second credit for \$616.04 for interest that would have accrued if the said funds were not withdrawn. He further stated that they had rectified the setting in their billing system and moving forward, fees would be charged as agreed to in our investment advisory contract (1% flat fee schedule.)

Unison – Roger had been contacted by this third-party company who is interested in making a presentation to the Board with regard to "managing" our tower contracts. There was a brief discussion and it was unanimously agreed by the Board that the Board is has no interest in a presentation nor outside management of the tower leases at this point in time. Roger will advise the Unison representative accordingly.

The meeting was adjourned at 10:15 a.m.



Carrie Hurich, President



Mary Ellen Sawyer, Secretary

Burland Homeowners Association, Inc.

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

February 13, 2016

- I. Review and Approval of Prior Executive Meeting Minutes
- II. Treasurer's Report
- III. Covenant Violations Report and Update
 - a. 718 Quakie Way – County didn't want to pursue because they didn't think they could win in court. They will reevaluate at the County Commissioners meeting in January.
- IV. Presidents Report
 - a. Changing meeting frequency – every other month
 - b. Jim's bid for park wood rot
 - c. Eric's - rebalancing and fee adjustment ✓
 - d. Set up a meeting with Carrie, Debbie, Roger & Rob to discuss the website
 - e. Unison – Roger Sawyer

~~tablets - newsletter review & suggestion last mts. → mailed survey~~
~~pay terms for mts emails for ed~~
~~standing rules - Pat~~

~~3rd party~~
~~no~~
~~20 yrs. pts on what we do -~~

~~don't accept email? FD mailchimp~~

~~Attend County meeting Comm.~~