

## **Burland Homeowners' Association, Inc. Meeting**

**September 8, 2007**

### **PRESENT:**

Cameron Wright  
Dave DeHoff  
Roger Sawyer  
Don Collins  
Jeanette Evans

Bill Hudgins  
Don Collins  
Mary Ellen Sawyer  
Jack Roberts

The meeting was called to order at 10:00 a.m. It was determined a quorum was present.

Minutes of the August meeting were approved as read.

### **Reports of Officers**

#### **President's Report**

Cameron reported that Verizon has signed the necessary documents and are "on board". Their monthly lease fee is \$1500 to begin immediately.

Cingular is in the process of painting their conduit on the mountain.

Bill stated he will research pertinent liability issues, if any, regarding the tower, and draft a letter to the tower lessees regarding the fence proposal. Cameron will provide names/addresses to Bill. Jack will check on verbiage for signs that we may consider along and at the end of the trail near the towers.

The footbridge was also discussed and it was suggested that Cingular be contacted concerning the cost of that since it is their conduit that necessitates the need for the footbridge.

### **Covenants and Zoning**

It appears that the 15 Sunny Ridge property is in the process of being cleaned up. (The property owner did not respond to the covenant violation letter.) We will continue to monitor.

We received a request for the chipper at 1354 Burland and their paid membership about the same time a second covenant violation letter was sent regarding that property. The result was that Jack and Roger took care of the slash/chipping as requested by the property owner, and we have scheduled a dumpster to be delivered for which we will pay half the cost, and provide volunteers to help in cleaning up.

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### Burlander

Mary Ellen is at work on the next edition to be published in October. Jack mentioned he will be providing a couple of articles on the defensible space (chipper) and the trail projects, and any others are welcome.

### Park Improvement/Grant Committees

There was discussion on the plans for the retaining wall around the basketball court, and further discussion on bringing the wall on around nearer the pavilion. **It was motioned and approved that we would proceed with the entire wall to be done by Love Excavating, not to exceed \$20,000.**

### Defensible Space and Information on Park Trails

Jack reported that the Coalition for the Upper South Platte volunteers were in Burland on September 5, assisting with the chipper project. There were 7 property owners who signed up for this service and Jack and Roger were the BHA volunteers.

The current charge for this service is \$50 for non BHA member and \$40 for members. **It was motioned, seconded and approved to increase the fee in 2008 to \$60 for non members and \$50 for members.**

**It was further motioned, seconded, and approved to make a donation to CUSP in the amount of \$250 to help defray some of their costs in providing the equipment, along with their personnel.**

Jack reported there are two more days scheduled for September 21 and 22 for further trail work. Colorado State Forest Service volunteers will be assisting in this project and we will provide as many volunteers as we can gather. Mary Ellen will send an email to all BHA members in this effort. It was decided that we will also provide lunch on one of the days of work.

### Web Page

Don Collins reported he had added information with regard to covenants and LUR's on the Burland website.

### Treasurer's Report

The treasurer's report was approved as read.

### Unfinished Business

There was discussion of the County running ATV's up the mountain to change batteries. They had called Cameron to discuss this, and when we met them at the Park, learned they were already up there and had been up there the day before. Some believed that there was no need to use ATV's to transport the relatively small batteries, plus their seemingly disregard for the property and BHA.

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Bill stated he would contact the County regarding their lease agreement which expired in November 2006.

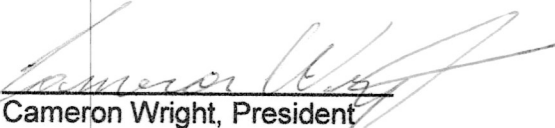
Bill suggested that the Board have a special meeting at some time to discuss changes as he proposed to the By-Laws. We will need to announce changes accordingly when any changes take place.

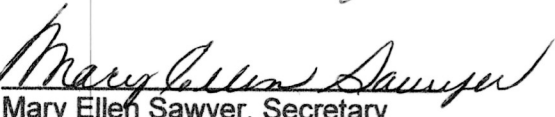
Cameron stated he is going to talk with Commissioner Tighe to possibly get the sign issue on their agenda as soon as possible.

Roger suggested that we might consider investing in another CD. Cameron suggested we discuss that at the next meeting.

**New Business**

The meeting was adjourned at 12:30 p.m.

  
Cameron Wright, President

  
Mary Ellen Sawyer, Secretary

AGENDA  
REGULAR MEETING OF THE BURLAND  
HOMEOWNER'S ASSOCIATION 9/08/07 Determination  
of Quorum (5 active members)

✓ Minutes of last meeting .

Reports of Officers

- a. Presidents Report. Verizon ,commencement letter signed for the start of our monthly rent.

Reports of Committees

- a. Covenant and Zoning. Dumpster to be delivered ,need volunteers.
- b. Burlander
- c. Defensible Space and Information on Park Trails,.
- d. Web Page,
- e. Legal Committee, Letter to Park County in regard to ATV access.
- f. Treasure's Report

Unfinished Business

- a. Signs still in County process, Install wood signs?
- b. Trails
- c. Foot Bridge for trail
- d. Stone retaining walls, have bids.

*1354 Burland*

*51 Sunny Ridge - sent 1<sup>st</sup> letter  
(Sundrup complaint)*