

**Burland Homeowners' Association Meeting**  
**September 11, 2004**

**PRESENT:**

Bob Worley, President  
Jean Wagner, Treasurer  
Jack Roberts  
James Markey

Cameron Wright, Vice President  
Mary Ellen Sawyer, Secretary  
Shirley Franklin

The meeting was called to order by Bob Worley at 10:00 a.m. and it was determined there was a quorum present.

Minutes of the previous meeting (August 14, 2004) were read and approved.

**Officers' Reports**

1. The Treasurer's report was approved as corrected subject to audit.

Bob reported on the Park lease that has expired. Bob asked Dewayne Rymer, our attorney, to redo the lease ensuring that it contains adequate insurance coverage. Mr. Rymer contacted the Park County attorney, as there seemed to be some question about the coverage. Mr. Rymer has been very difficult to reach and not returning phone calls so we are unsure where this stands right now. In addition to the insurance matter, we want to review any potential lawsuit with him or another attorney, prior to filing a lawsuit on any of the covenant violators. Bob suggested that he make another attempt, demanding a meeting or search out another attorney. A motion was made, and approved to find another attorney if Mr. Rymer does not respond.

Bob talked with to the wife of the President of the Harris Park Homeowners' Association regarding their alleged mandatory homeowner membership. He learned that this is just in the beginning stages, and theirs is a slightly different situation in that they are having road problems this involves some time of a road maintenance program that they have established. Also, they have just changed attorneys and he is looking into the possibility of mandatory membership. Bob will check back with them at a later date.

Bob reported that he talked with Wispertel about donating web page space for our website as a goodwill gesture. Cameron stated there is normally a \$30 to \$40 monthly hosting fee, and ads in the phone book are around \$600/\$700 to design. Jean mentioned that she located a Wispertel file that she will give to Bob. Wispertel is to get back to Bob.

## **Reports of Committees**

### **1. Covenant and Zoning Committee**

Cameron reported we continue working on the covenant violations and he has 5 or 6 new ones that he will submit at the next Covenant and Zoning Committee meeting on Wednesday night. (This Committee meets the first and third Wednesday of each month.) Two violations have been forwarded to the County along with the LUR violation report, along with the supporting correspondence, and pictures of the respective properties. Bob talked with Tom Eisenman at the County and he said Don Anthony is out of town for 2 weeks, but that these are being reviewed and will be processed accordingly. We will be deciding on which of these we will proceed with legal action.

Cameron mentioned we are always open to volunteers to help on this committee.

Bob stated he wants the Board of Directors' approval prior to any lawsuit being filed. Motion was made and approved.

### **2. Grant Committee**

Shirley Franklin reported that there is approximately \$5,000 grant money remaining, pending some receipts to come in for the basketball court. Children's Playstructures have given some prices and she suggested the teeter-totter be installed (after removing what is left of the present one), and removing the Jungle Jim. The teeter-totter is \$4,100 including \$1,627 freight, \$500 installation, \$525 for pea gravel, and \$1,000 for plastic timbers to surround the equipment. Bob suggested that we definitely have the company install this equipment because of the liability issue. This leaves less than \$1,400. The Park signs are \$850, plus installation, plus the grill covers being manufactured, and in addition, the lines to be painted on the basketball court. We need to get a crew together to take out the old teeter-totter and Jungle Jim. We are not certain at this point if they may be currently set in concrete or what we may run into with the removal. Shirley stated that we will apply for a grant next year. Motion was made, and approved regarding the playground equipment purchase.

Shirley asked that all volunteers complete the volunteer forms reporting their hours as soon as possible. These must be submitted to the County for consideration of grant dollars.

### **3. Burlander**

Mary Ellen reported the draft is ready pending receipt of an article to be written by Tom Eisenman on well contamination. She has emailed Tom, and will follow up with a phone call. Jean mentioned it's time to include a Christmas lighting article and Mary Ellen will do this. We plan to take it to the printer on Tuesday.

### **New Business**

John Pawlik called Bob requesting volunteers for the slash collection on Saturday, September 18 between 8:00 am and Noon. Bob and Jean volunteered to help with this.

We have been asked for contributions for the Fire Wise Protection Community Program. This is in support of pamphlets with information on fire protection, mitigation, etc.

There is a National Wildlife/Urban Interface Conference in Denver on November 4 – 6, and we have been invited to attend, paid for by the Fire Department. There will be different seminars on fire watch, mitigation, etc. Jean Wagner volunteered to attend.

Cameron stated that with regard to the Burland Homeowners' sign being demolished; he will provide a bid for making a new sign. He felt that because of the scope involved, he could not do this pro bono.

### **Open Forum**

Jack Roberts mentioned it would be helpful to have a map with addresses appearing on the designated lots. Jack Roberts talked with the fire department and they have addresses only, not associated with lot numbers. Jean and Shirley will work together in providing this information which will be useful for the District Directors, and the Covenant and Zoning Committee.

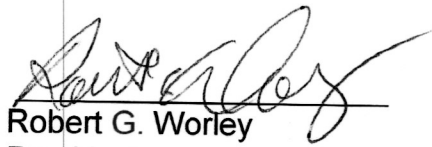
Jack mentioned there is an article, "In the Woods" appearing in Mountain Life (which we all receive in the mail) written by a lady with the Elk Creek Highlands Community Center. This is about a wood chipper being purchased with grant dollars in the Harris Park area. This is used to help dispose of slash, erosion control and mulching and Jack felt this might be useful to our community, particularly those who may not have a equipment or means to dispose of slash, etc. Jack will chair a committee, Defensible Space, and report back on the cos maintenance, etc.

The meeting adjourned at 11:30 a.m.

Burland Civic Association Meeting

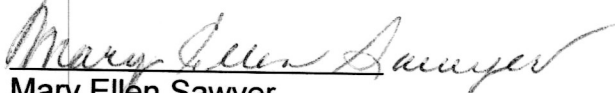
September 11, 2004

Page 4

A handwritten signature in cursive script, appearing to read "Robert G. Worley".

Robert G. Worley

President

A handwritten signature in cursive script, appearing to read "Mary Ellen Sawyer".

Mary Ellen Sawyer

Secretary

AGENDA  
REGULAR MEETING OF THE  
BURLAND HOMEOWNERS' ASSOCIATION  
9/11/04

- 1) Determination of Quorum (5 active members)
- 2) Minutes of last meetings
- 3) Reports of Officers
  - a) Treasurer's Report
  - b) President's Report
    - (1) Park County Lease /Insurance questions
    - (2) Attorney
- 4) Reports of Committees
  - a) Covenant and Zoning Committee
    - i) Status of Pending Complaints
    - ii) Possible Court Proceedings
  - b) Park Improvements and Grant Committee
  - c) Burlander
- 5) Unfinished Business
- 6) New Business
  - a) Request by PC Fire to assist in slash collection Sat., Sept. 18, 8:00-12:00
  - b) Fire Wise Protection Community Program
  - c) National Wildlife/Urban Interface Conference Nov. 4-6
  - d) Sign Problem
- 7) Open Forum