

Our Weakland-Fawks Park?

Weakland-Fawks Park is one of the great treasures of Burland Ranchettes! The Burland Homeowners Association owns, operates and maintains the Park for the use and enjoyment of the residents of Burland Ranchettes. That was the original intent of having a Park.

Decades ago when Burland was a remote, mostly weekend community with little funding, someone realized that liability insurance for the Park would be a good thing and a deal was struck with Park County: they would provide us with a certificate of insurance to cover our Park and we would allow people from outside Burland to use our Park. It met an important need for what seemed like no money, and back then there weren't many people around, anyway.

But much has changed in the years since then. Bailey has grown exponentially. Park County is no longer tucked away, hidden from the world. Burland is on the map.

In fact, our Weakland-Fawks Park is on *many* maps, websites and hiking apps. Weakland-Fawks Park is even in books and magazines. These all advise people from all over Colorado, the country, and the world that we are a public park, recommending they come to Weakland-Fawks in Burland Ranchettes.

Burland is a private community, yet people from everywhere use our playground, have picnics, hang out in our pavilion, use our port-a-potty as a rest stop, climb our trails, and enjoy our amazing views on Mt. Bailey. They wouldn't even know our neighborhood existed if we didn't have that agreement with the County, putting us on the map.

A neighboring community recently used our pavilion and park for their annual picnic meeting without even asking, registering or paying the required deposit fee to cover potential expenses — and crowding out our own residents! They could have their own park, but hey! Why bother?

Now that many State and National Parks require reservations, fees, etc., due to overcrowding and overuse, Weakland-Fawks is a heck of a deal! Very convenient!

That insurance certificate from the County has over time come at a high cost: vandalism to the Park necessitating the now underway upgrading of security equipment; increased traffic getting there from 285; overcrowding on the playground so our own residents feel uncomfortable or have no room to use the equipment themselves. There has been increased use of the sanitary facilities requiring more frequent maintenance and cost; wear and tear on the tables and benches; erosion on the field and trails; graffiti on the mountain. We are seeing litter and trash left behind, dumping of trash in our newly installed doggy doo receptacles, and the port-a-potty. Did you know that we pay a service to regularly clean the park, or a volunteer empties the doggy doo stations and resupplies the plastic bags? Of course, people use the bags and still drop them all over the grounds and trails! Park Committee volunteers perform all sorts of maintenance. People from all over enjoy our park at the expense of Burland HOA. Your membership monies foot the bill.

At a recent County Commissioners meeting, Sgt. Leffler spoke of the increased crime in our area. Colorado has the highest property crime rate in the nation and it has come to Burland. Inviting strangers into our neighborhoods is only inviting more trouble. They can case the neighborhood, taking advantage of the lack of patrols due to the inability to hire more staff by the Sheriff's Department.

Because of increased traffic, residents walking on the roads are afraid of being injured by speeding cars, our precious children are at risk of being hit, and our roads require more maintenance.

In January, the HOA Board reached out to residents neighboring the park for their perspective. Residents from all over Burland are making the Board aware of their thoughts and feelings. Many attended the January General

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Meeting and voiced their overwhelming support for the Board's new initiative to solve this problem. Others have left comments on our web site or sent emails in agreement. Our own young parents (and old grandparents) want to take their kids to the playground without concern over who is using it.

The plan is to take Weakland-Fawks Park back. Burland owns it and Burland deserves to have it for its own use. We already have our own private insurance; in fact, we haven't actually needed the County's certificate for a few years. Returning to the original intent for the park of those who donated the land is a process, and we're ready to get going.

The Board of Directors will meet to vote on this decision at the February General Meeting. Please come and share your thoughts!



Update from South Park Telephone:

They should start construction in earnest as spring weather comes. They recently updated their pricing schedule to include a no-contract rate for those who don't want to sign for three or five years. The email about free installation does not apply to our market, unfortunately.

Services & Pricing Burland Homeowners Association

Internet - Current Retail Pricing - NO Contract

Tier	Price
25 Meg Download / 25 Meg Upload	\$89
55 Meg Download / 55 Meg Upload	\$99
100 Meg Download / 100 Meg Upload	\$119
200 Meg Download / 200 Meg Upload	\$139
1000 Meg Download / 1000 Meg Upload	\$149

Internet - Special BHOA Pricing / Month for 3-year contract

# Dwelling / Lots Committed	650	750	850 +
Discount from Current Retail Pricing	10%	15%	20%
Tier	Prices		
25 Meg Download / 25 Meg Upload	\$80	\$76	\$71
55 Meg Download / 55 Meg Upload	\$89	\$84	\$79
100 Meg Download / 100 Meg Upload	\$107	\$101	\$95
200 Meg Download / 200 Meg Upload	\$125	\$118	\$111
1000 Meg Download / 200 Meg Upload	\$134	\$126	\$119

Internet - Special BHOA Pricing / Month for 5-year contract

# Dwelling / Lots Committed	650	750	850 +
Discount from Current Retail Pricing	15%	20%	25%
Tier	Prices		
25 Meg Download / 25 Meg Upload	\$76	\$71	\$67
55 Meg Download / 55 Meg Upload	\$84	\$79	\$74
100 Meg Download / 100 Meg Upload	\$101	\$95	\$89
200 Meg Download / 200 Meg Upload	\$118	\$111	\$104
1000 Meg Download / 1000 Meg Upload	\$126	\$119	\$111

Note: All SPT Internet tiers have NO DATA CAPS

General Members meeting announcement

The next meeting of the Burland HOA members will be Wednesday evening, February 16th, at 7:00pm. The meeting will be live at the Fire Station at the top of Crow Hill, or available via Zoom. Agenda items include terminating the rental agreement with the county to make the park private for Burland Ranchettes, improvements to security and signage at the park, and an update from Firewise. We are scheduling guest speakers, such as the Park County Sheriff's office, at upcoming meetings.

Join Zoom Meeting

<https://us02web.zoom.us/j/87655238779?pwd=amNPb2ZqVHRlZXcwcVhtSVh4VS9Fdz09>

Meeting ID: 876 5523 8779

Passcode: 516484

Audio only:

Dial by your location

- +1 346 248 7799 US (Houston)
- +1 408 638 0968 US (San Jose)
- +1 669 900 6833 US (San Jose)

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Burland Firewise Committee

What are we working on?

- Insurance – The Superior and Lewisville fires are a wakeup call for each of us. We saw that wildfire doesn't care if you live in the boonies or the city. If conditions are favorable, wildfire will consume your home. The pandemic briefly caused many industries to close. Many of those products are now in short supply and have become very costly. Housing prices have skyrocketed. Most homeowners are now underinsured. Burland Firewise strongly suggests that you contact your insurance agent soon to review and potentially update your policy.
- Address Markers – It's 2 am on a rainy night and your family needs help. By erecting a reflective, green & white address marker, ambulance, fire and law enforcement can quickly identify your home. For \$10.00 Burland Firewise will quickly make you a highly visible address maker. Simply mail a check to Burland Firewise at PO Box 372, Bailey, CO or use PayPal through the website at burlandhomeowners.org.
- Saws & Slaws Questionnaire – The last time Burland Firewise solicited properties for wildfire mitigation was in 2017. They finally completed the initial list of selected properties in 2021. Burland Firewise recently updated their Saws & Slaws questionnaire and are seeking properties in need of wildfire mitigation. To be considered simply fill out the Saws & Slaws questionnaire. It is the last two pages of this newsletter. Print them off. Then either scan it, and email to firewisebrhoa@gmail.com, or mail it to Burland Firewise, PO Box 372, Bailey, CO. Burland Firewise typically mitigate 5 – 6 properties a year, dependent upon the weather and availability of our wonderful volunteers. The average value of mitigation performed is \$12,000. Burland Firewise does not charge for this service.



BUY / SELL / INVEST
Serving our community for over 30 years!

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