

BURLAND HOA
ANNUAL PICNIC
TO HONOR
WEAKLAND FAWKS PARK

★
JULY 9
FROM **10:30** AM to **5:00** PM

EVENTS

- ★ **BOARD PRESENTATION** 10:30
- ★ **LUNCH** MAIN DISH PROVIDED BY BURLAND HOA 11:30
- ★ **GAMES FOR ALL AGES** 12:00 - 5:00
- ★ **MUSIC JAM SESSION** 2:00 - 5:00

PLEASE BRING

- ★ **A SIDE DISH OR DESSERT TO SHARE**
- ★ **YARD GAMES TO SHARE**
- ★ **TABLE GAMES TO SHARE**
- ★ **INSTRUMENTS TO JAM ALONG**

We hope to have a presentation from David Shipley of South Park Telephone on the Fiber build-out. Come hear about the latest progress at 10:30.

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SAWS AND SLAWS

The next Saws and Slaws event is scheduled for July 23rd. This is a great project that helps mitigate fire danger in our community. Please come help us out! There is plenty of work even if you are not familiar with operating a chain saw.

ANNUAL REPORT FROM THE BOARD

It's been a very busy year since the last annual meeting, with many accomplishments on the part of Burland Homeowners' Association. Some of these continue efforts of the past and many others are new with this Board.

Enormous improvements have been made at Weakland-Fawks Park, which includes the hiking trails on the east side of Bailey Mountain. It was originally donated to us by the Weaklands and the Fawks for the private use of Burland Ranchettes and is a valuable enhancement to our property values and Burland community. Here's a partial list of what's been done just since last Fall by the Park Committee (Debra Stephen, Bill Beggs, Tim Peterson, Mike Fisher, Jack Roberts & Member/Friends Volunteers):

- Obtained bids and oversaw the construction of new fence, parking lot and relocation of the mailboxes for increased safety and convenience.
- Cleared and managed lower trail to include tree removal and weed control.
- Organized a Halloween event and the Easter egg hunt, with volunteers, which were enjoyed by many children and families.
- Replaced infant swing
- Repaired/removed broken concrete tables & benches.
- Replaced the basketball backboard
- Repaired one of the rocking horses
- Researched, obtained and installed pet stations; ongoing disposal of pet station waste, restock bags done by volunteers.
- Installed handicap accessible porta-potty and marked handicapped parking.

- Researched, purchased, and installed signs.
- Researched well access (determined it is not feasible).
- Researched public status of Weakland Fawks Park, confirming that it is and always has been privately owned by Burland Homeowners' Association. Discontinued the unnecessary insurance agreement with the County. Contacted online advertisers informing them that it is now Private.
- Debra is pursuing signs from the County for the public roads near the park to warn of children at play.
- Plus many, many volunteer hours doing maintenance, cleanup, continuing to remove downed trees from the lower walking path, snow removal off of the basketball court.

As a Board we contracted with a professional bookkeeper to lighten the heavy load for the volunteer Treasurer.

Stuart Rhodes and the Scholarship Committee worked with the Guidance Department at PCHS to identify and award to a graduating senior a \$5000 dollar Merit Scholarship, payable over four years to the college/trade school at which they matriculate. This year's recipient is Illectra Dixon.

Jack Roberts' Firewise Committee is one most residents have heard of, and all have benefitted from their work mitigating properties during Saws and Slaws Events; advertising, evaluating, creating a list of property projects, and performing two Events so far this season; the green address markers (\$10, heck of a deal!); fire safety education; identifying Temporary Areas of Refuge, of which we have four at present; performing Wildfire Risk Assessments; and the benefit to residents for a discount on homeowners insurance due to our status as a Firewise Community. A wonderful volunteer is

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grant writing with two applications thus far this year.

Jack is also the Burland HOA Fire Adapted Bailey Liaison. He's a Board member and has accomplished Evac Planning workshops (3), Evac Route Mitigation Planning, Traffic Control Certification Training for volunteers during mitigation work on major routes, working with the fire department to identify ponds eligible for retention under the new state water law, and an Invasive Weeds workshop.

The Communications Tower is a major benefit to our community and the larger Bailey area, as well as Park County Communications. We own the tower on Mount Bailey and are moving toward building a second. That's **your** cell phones and radio frequency broadband.

Jack and Mike Fisher make up the Tower Committee, performing coordination with Tower Tenants for modifications and new work, working with a Telecommunications Attorney, contracting Eneritech Resources for engineering, and reviewing/updating lease agreements.

One of my key interests since I joined the Board more than two years ago has been the Bylaws. For more than a year now, Tim Peterson and I have worked together to educate ourselves on Colorado Law, hired an attorney who specializes in HOA and Nonprofit Law, and worked with her on the process of updating the old bylaws into the new version which conforms to the Colorado Revised Nonprofit Corporation Act ("CRNCA").

One new provision of the Bylaws is that the Annual Member Meeting and Election is now to be held in **January**, to conform to CRNCA, Best Practices, and the historic month of the Annual Meeting from earlier years.

Another new provision in the Bylaws is the category of "Friends." Friends are long term leaseholders (not owners) within Burland or homeowners within **adjacent** subdivisions who

apply and are accepted for the purpose of utilizing the Firewise benefits and access to the park, and to attend and participate in HOA Meetings as provided for in the Bylaws. This replaces the old "Associate" designation, which did not conform to CRNCA. Friends cannot vote, but they are very important to us and most welcome. The Bylaws are posted on the burlandhomeowners.org website.

Have a great summer!

Sincerely,
Beth Fisher, President

MEETINGS

Our next regular meeting of the Board of Directors is August 17th, 7:00pm, at the Platte Canyon Fire Station #2 on top of Crow Hill. Residents of Burland and the immediately adjacent subdivisions are welcome to attend. We love getting your input on things that affect our community this side of Hwy 285.