

BURLAND HOA GENERAL MEETING

January 21, 2023 – 7:00pm

Platte Canyon Fire Station

Attendees: Board members Tim, Beth, Bill, Sherrie, Nick
Mike Fisher, Keith Doubleday, Jack Roberts, Charlotte Wytias, Patrick Urban,
Jackie Spradlin, Tiffany Farrel, xxx

1. Call to Order at 10:05 after certification of quorum
2. Approval of minutes. Bypassed (18 months ago)
3. Officer reports:
 - a. Chair: New bylaws adopted in May; legal purpose to maintain property values and quality of life; wildfire mitigation; maintain park and towers; Jack Roberts stepped down as chair of Firewise and is replaced by Bill Beggs; Historically the HOA was involved in getting Highline Fiber advertised and on track with grant money, but we are not part of the implementation or problem solving process
General comments on meeting and personal conduct.
 - b. Secretary: mulch to be revisited, park signage to be replaced, good relationship with county on enforcing covenants and zoning regulations.
 - c. Treasurer: \$91,366 income, expenses \$71,321.
4. Committee reports:
 - a. Events: Easter Egg Hunt very successful; annual picnic had activities for everyone; Halloween had good volunteers and lots of events, refreshments, costume contest; Christmas decoration contest went well, much appreciation to those who decorated their homes. Possibly have a bingo night next year or other adult activities such as a drive-in movie night. Please provide your ideas for other events. Winners announced.
 - b. Park: description of new kiosk and enhancements to aesthetics; hours formalized to 30 minutes before sunrise to 30 minutes after sunset; discussion on use by Search & Rescue for training activities.
 - c. Firewise: always looking for volunteers, even if it's just an hour or two; four events the past year, one of which required two days to complete; builds community awareness; next meeting will be in February and possibly consolidate the Firewise meetings with the monthly HOA meeting. Time spent at events by volunteers does give us credit for keeping our formal Firewise accreditation, which also helps with our fire status and lowers your homeowners insurance rates. A good meal is included.
 - d. Website: will be adding a section for our scholarship recipients with bios, status.
 - e. Social presence: Beth presented some of the legalities of our corporate structure and how we operate; we are an legal HOA but incorporated a bit differently because we don't have common property (clubhouse, pool, sidewalks). Some discussion on some of the misinformation on sites like Facebook that we don't have control over. The directors have a legal duty to protect the name of the

organization from slander and libel. We can get involved if the information is seriously flawed. There is a Burland Homeowners Association Facebook page, but there is a separate Burland Ranchettes page. We don't control the second one. Our preference would be to focus on our own website rather than some of these other web platforms. Suggestion to keep things current, such as any emailing that goes out should also be put on the Facebook page to be consistent.

f. Security: Old camera system is completely replaced with a system that has more functionality and is easier to use, especially to locate specific incidents. When the weather improves, a new pole will be installed that will give coverage of the parking lot after hours. Cameras are legal given our responsibility to protect our interests.

5. Election. Listing of the candidates. Election is uncontested and is decided by acclamation. Announcement was mailed to all current members inviting people to apply for directorships and there were no responses.

6. Discussion on number of directors to comprise the board. The current board prefers seven over five or nine. It's a good workable number. The current board would search for good candidates to fill the two vacancies for the remainder of the year. Only one person from each household can hold a director position, and each property only gets one vote regardless of joint ownership. Vote was taken by show of hands and was unanimous.

7. Open forum: Keith Doubleday asked about current status of the tower. It is being handled by a committee. This is a long process involving engineers, multiple contracts, etc. It is in negotiation so not open to public discussion, but we will be communicating as phases change and work impacting the public is scheduled.

Patrick Urban asked about what was happening with the park regarding disc golf, pickleball, etc. The park committee is looking into this but no decision has been made as yet. The public equestrian area on CR72 might be a better place for some of these activities.

The Burland sign at 612 CR72 (entrance to Burland) was hit in December. We are trying to get reports from law enforcement so we can make a claim against the driver's insurance. We want to ensure the repair is done properly.

8. Adjourned at 11:20.

Respectfully submitted,
Tim Peterson
Secretary

Action Items:

We will form a committee to look at our web presence. This will happen in further discussions.