

# Saint Anton First Addition Home Owners Association

## Annual Meeting Minutes

May 5, 2015

This year's meeting was held at the Nederland Public Library, Nederland CO.

**Call To Order** 7:10 PM

Quorum present, 15 lots represented.

Introductions.

**Old Business:**

Move to accept annual meeting minutes from 2014. Motion passes.

Treasurer's report (Profit and Loss Statement) presented by Dave Harrahy

Move to accept Treasurer's report. Motion approved.

**New Business:**

Grading of summer road (SR) and back roads (BR) to begin when the rain subsides.

Snow Removal. The snow removal six inch rule was reiterated. The snow bill calculation formula was also reiterated.

Speed limit signs were purchased for the BR. They shall be installed when the ground dries up a bit.

Neighbors are reminded to clean up their dog waste when walking their dogs.

When auto speeders are noted, please report to the Boulder County Sherriff (303 441-4444).

**Summer Road:**

Prior agreements with Boulder County (BoCo) were made to recondition the lower section of the SR. The recent floods cancelled the agreement due to reallocation of public funds. Last year, BoCo, performed fire mitigation on the SR and they gave the HOA \$1200 for regrading of the SR. May 4 and 5 was the anticipated dates for the SR regrading, but was postponed due to excessive rain. This is to be rescheduled when the manpower and materials are available. 16 loads of road surfacing material (BoCo standard material) is due to be delivered for the repair. This road surfacing material is regradable.

The Saws and Slaws (S and S) program has performed fire mitigation in the past in areas in the HOA and on the SR. Marc McClish said that he will not have time to organize S and S event in the future. Jamie Carpenter volunteered to organize S and S events in the future.

Neighbors have noticed that random snow plowings of the SR have been performed. The HOA discourages this due to liability issues. The HOA in the past, has sent letters to the people who have plowed snow, discouraging this practice.

The HOA will put signs on the SR to alert drivers of the hazards of the driving the SR. This winter, an SUV was flipped on the SR and closed the road for many days.

#### Forestry Issues:

BoCo operates the sort yard on Ridge Road. The yard will be open from May 1 to Oct 17 this year. Hours are 9 to 5, Wed through Sat.

#### Annual Community Workday:

The annual community workday will be Saturday May 30 from 8 am to noon. Neighbors who need assistance with fire mitigation issues were asked use the provided sign-up sheet. This community workday will be hosted as an S and S event.

#### Curbside Chipping:

This year's chipping day will be June 15. The expected bill will be \$6000 and \$4000 of that will be covered by a grant from BoCo. This year's chipping date is a little earlier than last year's date to reduce the fire danger presented by the presence of slash piles near the roadways. The slash will be chipped and hauled to the sort yard by the chipping contractor. Volunteers were asked to organize the chipping days in the future. Kevin & Cathy Wolfskill, Jamie Carpenter and Robert Williams volunteered for this effort.

#### Wildfire Partners (WP):

The WP program details were explained . See [www.wildfirepartners.org](http://www.wildfirepartners.org). Some insurance companies honor WP certificates for fire mitigation work done. Colorado state tax credits may be filed for fire mitigation work done. Marc McClish encouraged neighbors to join WP.

#### Wildland Fire Protection Program presentation by Jamie Carpenter:

Neighbors can sign up for the fire alert program to receive phone and email alerts when there is a dangerous local fire present. Homeowners are encouraged to check for and eliminate areas that collect embers, for example, gutters and and other flammable horizontal areas. Have an emergency supply kit ready before hand. Pay close attention to the 30 to 100 foot zone closest to your home. Update your insurance coverage as necessary. Use proper building materials to reduce fire danger. Radiant heat from a fire can ignite a fire in a nearby home. A site visit can be performed by a fire specialist to answer many questions. Jamie Carpenter's email address is: [jrcarpenter3@yahoo.com](mailto:jrcarpenter3@yahoo.com).

#### Member Issues:

Eric Begin mentioned the issue of gun sport shooting in local areas. BoCo is accepting question and comments until June 3 so they can forge policy regarding this issue. Marc McClish will send out an email with relevant information.

A question was asked whether we can refresh the no camping sign on the SR.

#### Board Elections:

Dave Harrahy elected as Treasurer

John Perry elected as Secretary

Eric Begin and Frank Smith elected as Directors

To replace Dan Harrison who has one year left to his term, Jamie Carpenter elected as Director

Cass Longino elected as Accountant

#### Budget 2015:

Marc McClish presented the 2015 budget.

Dues stay the same at \$175 to be billed on July 1, 2015

Assuming there are no more snow plowings this year, the fall snow removal bill will be \$138 for every non Ridge Road lot, to be billed on September 1, 2015

Meeting adjourned 8:35PM.