

## GOLDEN MEADOWS HOA ANNUAL MEETING

**Sat. January 8, 2022**

Meeting was called to order by Dave Shaver at 10:03 a.m.

**Attending:** Jane Marshall, Joe & Cheri Thill, Melinda & Greg Augustine, Warren Wainwright, Carol Pehrson, Jack & Donna Cox, Bill & Carole Horgner, Dave Shaver & Lisa Norby, Grant Stailey, Jackie Howard, Gary Romansky, Jon Ingersoll, Dain & Jade Darnell, Mindy Neal, Susan Roth, Mary Ellen Langenberg (proxies received from Bieber/Fitzgerald and Osgood-Hartness)

Due to COVID 19 and social distancing protocols, the meeting was held via Zoom. Thanks to Bill for hosting. Welcome to our new neighbors, the Augustine's (Donelson's house).

Meeting minutes had been sent via email by Donna, for member perusal prior to the meeting. Joe moved and Jon seconded that the minutes be accepted and it was unanimously approved.

**Treasurer's Report:** Grant presented the report.

Overview: Jan. 1, 2021 balance: \$3588.81

Member dues & contributions: \$930

Expenses: \$664.15 (incl. ICFPD donation, signs & Thresher gift)

Jan. 1, 2022 balance: \$3859.66

We currently have received dues from 18 homeowners for 2022

Bill made a motion to accept the report, Warren seconded and it was unanimously accepted.

Reminder notices will be sent out. Jane suggested that paying dues could be made easier if we were set up with Zell or Venmo. Grant will contact the bank to set that up.

### **Committee Reports:**

**Architectural:** Warren reported no activity last year requiring Architectural committee oversight.

**Social:** Carol suggested that at this time, due to Covid concerns, we not plan for a Progressive Dinner. The picnic is planned for August 21 at Rey Lopez's pavilion. Donna will call Rey. Jackie has been storing the paper products.

**Fire Mitigation:** Donna reported: The CWPP or Community Wildfire Protection Plan, produced by The Ember Alliance, should be complete and signed off by the state in the next month. They noted a high level of concern, for our neighborhood, when it comes to roadway survivability. The CWPIP, which is the implementation plan, recommends clearing trees along the road, 10-15 feet from the edge of the road. This will facilitate safe evacuation for homeowners and also access for firefighters. The Homestead covenants actually require this easement mitigation work. Golden Meadows covenants have no such requirement. HEAT will be focusing on educating and assisting homeowners regarding road easement clearance.

The fire department chipping program was a huge success last year, with the fuels crew chipping slash at over 600 homes (38 in our neighborhood). The plan is to continue the program this year and HEAT will alert neighbors as soon as sign up forms are available. The county is looking for a better site to stage the chips than the ball field at Wagon Wheel and Spring Gulch. The material currently at that site will be chipped and spread out to help with erosion. HEAT also did a Slash Load and Go day, where volunteers loaded slash into trailers and hauled it to the slash dump. Jeffco is hoping to open a permanent year-round slash collection site to complement the summer program.

HEAT is continuing to pursue Firewise certification and expects to achieve that this year. Being a Firewise Community will open us up to getting more grants and possible insurance premium reductions with a few companies. Certainly, it will help prevent non-renewals and cancellations. Wildfire Prepared Home Assessments are available. A home assessment provides homeowners with a work plan to make their homes and property more resilient to wildfire. If you are interested, visit [www.wildfireprepared.com](http://www.wildfireprepared.com). Remember to please log any hours spent in mitigating your property, including raking pine needles. These hours can assist with grant applications. Go to <https://bit.ly/HEATworklog>.

Jackie White, the chair of HEAT, recently became a member of the Inter-Canyon Fire Protection District Board and also is an ambassador in the Community Ambassador Program, meeting and exchanging ideas and strategies with other mountain area community leaders regarding improving wildfire preparedness. A large document, titled Cooperative Services Feasibility Study that is a study of the pros and cons of merging our mountain area fire departments, has been released and is posted on the ICFPD website. There was an article in this week's Canyon Courier, about it. Also, the new fire station build has only had one bid submitted so far, which may mean a delay in the starting of construction.

Grant cautioned homeowners to be sure that their insurance policies are up to date regarding actual replacement costs and also the loss of use and timeframe for rebuild (1 year is not enough).

Dave informed us that HEAT is also working toward non-profit status, which will give them more opportunities in applying for grants.

**Old Business:** "Covenant Controlled Community" signs were installed by Dave. Clarification was given to some homeowners explaining that whether you are a dues paying member of the HOA or not, the covenants still apply to all GM homeowners.

Yard signage was clarified. The HOA board does not police yard signage. According to new state law (HB21-1310) HOA's have no say. State and county laws apply, i.e.: In Jeffco, signs about candidates for political office or ballot issues can go up 45 days before and remain for 7 days after an election. Other signs are limited to 6 months out of a 12 month period.

**New Business:** Mailboxes: 6 of our 8 mailbox banks need some degree of repair. 2 need to be cut and raised to a reasonable height. Warren estimated the cost to be approximately \$400. Several neighbors volunteered to help with this project, including Warren, Bill, Dave, Joe & Gary. Some mailboxes need to be replaced. There are a few still that are not locked boxes. Joe asked if there is any HOA liability if mail is

stolen out of a box that the HOA has paid for. Carol suggested writing a disclaimer to accompany any offer of assistance with the cost of the box. Greg reminded us that the mailbox is considered federal property, thus the stiff penalties for vandalism or theft. Jon suggested that the board look into availability of similar style and cost. Lisa moved to authorize up to \$400 to repair mailbox banks, Carol seconded and the membership approved the expense.

Dave reminded homeowners to sign up early for the chipping program when it becomes available, as it filled quickly last year.

The problem with missing mail has been more a problem of delivery mistakes than theft. Sign up for USPS Informed Delivery, so you can see, each day what you are supposed to be receiving.

Carol expressed concern over the lack of road maintenance on the south side of our circle. It was noted that the road from Spring Gulch to Broken Spoke (Wagon Wheel and Surrey) is the route for ICFPD, Sheriff and school buses and is probably why it gets more frequent repairs. Homeowners can contact Jeffco Road and Bridge with their concerns. Perhaps the board could push for repairs.

Bill and Donna are ending their terms on the board. Joe, Mindy and Greg volunteered to take their place. Mindy retracted her offer to serve, in favor of Joe and Greg. They were unanimously approved. 2022 board will consist of Dave Shaver, Gary Romansky, Grant Stailey, Trudy Spratta, Joe Thill and Greg Augustine.

Dave moved to adjourn and the meeting was adjourned at 11:15 a.m.

Respectfully submitted,

Donna Cox, Secretary