

## PONDEROSA HILLS CIVIC ASSOCIATION – 2018 ANNUAL MEETING

September 19<sup>th</sup>

Parker Schoolhouse

Meeting called to order at 6:50pm

Current BOARD introduced: Cathy Lichty – President, Janet Finer – Treasurer, Gary Rasmussen – Secretary, Terry Bell – Member at Large. Only Gary Rasmussen and Terry Bell are continuing. There are 8 open positions on the Board for 2019.

- **REVIEW OF YEAR**

- Low Board membership meant challenges in handling PHCA business
- Web site Hacked repeatedly – web help was hired and the site was ported onto new software. Hacking problem seems to have stopped but will require vigilance.
- Firewise Community designation was awarded for 2017 to Ponderosa Hills and results in a lower risk ranking for insurance purposes. This designation must be renewed each year. Application for 2018 has been submitted.
- Traffic meeting with Douglas County resulted in traffic counts being done by DC and in a survey being launched to Ponderosa Hills by the Civic Association. These both occurred the last week of the school year. Continued efforts to document and push for action by Douglas County are widely supported by the members of the Civic Association.
- Annual Pancake Breakfast was cancelled due to a lack of volunteer participation and low funds.
- Dumpster Day was well attended and dumpsters were provided at no charge by Douglas County. They help PH with this event every couple of years.

- **FINANCES**

- Treasurer's Report. \$3,473.78 in Checking There are a few outstanding bills that should total a little over \$1,000.
- Dues for the year were increased to \$50 at the end of May. Approximately 40% of the homeowners pay their voluntary dues yearly.
- Dumpster Day generated \$800 in dues payments.

- **BOARD**

- Returning members are Gary Rasmussen and Terry Bell.
- New members seeking election were: T.J. Schneider and Jerry Banks. Both of these were approved by acclimation.
- Two additional candidates came forward to be considered by the new board for membership: Richard, Brad. They must be PHCA members in good standing and home owners in order to be elected. The new Board can consider their applications at the first meeting in October. (Tricia Banks and Marry Lemma have both offered to help in some capacity.)

- **COVENANTS again**

- The standing of the PH Covenants recorded in 1962 were reviewed noting that they continue with the land and are automatically extended for periods of ten

years (2017 was the last renewal date) unless changed by a change instrument signed by a majority of the then owners.

- A 2009 Legal Opinion by Hindman Sanchez was reviewed for enforcement options. There are two enforcement mechanisms: The Architectural Control Committee, or each homeowners who may bring legal action.
- A dispute continues with some members of the subdivision as to the legal status of the Architectural Committee.
- **ROAD SAFETY AND CONGESTION**
  - Douglas County has continued to refuse requests for additional stop signs, speed bumps, and radar speed signs. They have suggested that striping along the edges of the paved roads might reduce the speeding. This suggestion was not been with much support.
  - Slow Down signs have been promoted by the Board and recently individuals have begun to post their own signs.
  - The safety survey begun by the Board in May is still available and may be relaunched in order to gather more evidence to present to Douglas County and Arapahoe County in support of Safety concerns.
  - DC has taken no action other than the traffic counters placed in May of 2018
  - T.J. Schneider has initiated contact with Arapahoe County , however they seem to be relying on the developments north of Inspiration to close one of the current feeder roads.
  - A need for continuing action was expressed and some interest in a Safety committee was supported.
- **SUBDIVISION SIGNS**
  - General approval for Subdivision signs was received. The expenditure for such signs was previously approved by the 2018 board in the amount of \$1,500.
  - Two possible sign designs were discussed both with costs that aligned with the approved budget.
  - The 2019 Board will take this matter on and further investigate design, placement and text of the signs.
- **FIREWISE ANNUAL REPORT**
  - Firewise recertification occurs in November of each year. PHCA application was submitted in September. Notification of approval has been received.
  - Requirements for recertification are: a committee to promote Firewise activities, and investment per dwelling (384 homes by \$24.14 per home equals \$9,269.76).
  - 2018 risk reduction priorities were
    - Encourage homeowners to create defensible space on their property
    - Educate homeowners on the top risk factor of wildfire
    - Educate homeowners on the need for Code Red emergency alert registration
    - Reduce the risk of electrical transformer fires by getting their transformers upgrades to be wildlife resistant.
  - 2018 Action Plan

- Educate and encourage homeowners through Newsletters and eblasts to reduce the risks of fire on their own property. Provide information on creating zones of protection on their property.
- Provide the opportunity to clear and remove tree slash and household trash from their property by sponsoring a Slash and Dumpster Day with dumpsters and chippers provided at a minimal cost.
- Encourage homeowners to contact IREA to request upgrade of their electric transformer to a wildlife resistant version.
- Work with South Metro Fire to provide access to neighborhood lots and roads for wildfire training activities.
- Provide information to residents on wildfire workshops and training opportunities provided by the county and Colorado State Forest Service
- 2018 Investment
  - Dwellings within the development – 384
  - Required Investment per dwelling ( 384 \*24.14 = \$9,269.76)
  - 2018 expenditures
  - Q1 Newsletter Mailing 907.81
  - Q2 Newsletter Mailing. \$72.42
  - Eblasts. \$72.42
  - Postcards and Mailing \$236.54
  - Flyer printing \$20.43
  - Dumpster Day \$497.50
  - Home Owner Mitigation costs in 2018. \$13,602
  - **Total Required \$9,269.76. Total Expended \$15,409.12**

Meeting was adjourned at 8:30pm