

DRAFT

**Woodside Park HOA Units 1, 2, 3 and 4  
Minutes of the General Membership Meeting  
October 13, 2018**

**Board Members Present:** Kathy Lower (President); David Rowe (Treasurer); Lorna Serber (Secretary); Melissa Fisher Faler, and Ken Van Tuyl (Directors at Large). Absent: Ed Samberg. The meeting was called to order at 10:04 AM.

**Quorum:** Established (approximately 12 homeowners present).

**President's Remarks:** Kathy welcomed the members and introduced the 2018 HOA Officers and Directors.

**Approval of Minutes (from Spring General Membership Meeting of April 14, 2018):** Kathy made motion to approve; Melissa seconded; motion approved.

**Treasurer's Report:** David reported a balance of \$4,383.60. 122 members have paid dues, including 3 Unit 1 members.

**Guest Speaker:** Chief Joe Burgett of the Platte Canyon Fire Protection District (PCFD) discussed a prescribed burn in Harris Park (Fire Service Rd 108). Burn will include ground fuels and downed trees, will lose up to 20% living trees, 288 acres. Residents will see smoke. Chief Burgett indicates they are reintroducing fire management and they will have adequate resources. Chief Burgett also discussed the upcoming mill levy and other revenue.

**OLD BUSINESS**

**Recap of 2018 HOA Activities**

**Road Cleanup Day** – May 12, lunch at Zoka's, always important, fun event

**Fishing Derby** – June 2, well-attended

**Summer General Membership Meeting and Picnic** – August 4

**Road Cleanup Day** – September 8, smaller group than May

Garage Sale will take place next year (every two years).

**Trails**

There were no organized trail workdays. The Hidden Valley Loop Trail was aligned to the easement (straightened). Work on the ballfield trail is pending. There has been a problem with bicycle riders on the trails.

**Firewise update**

**Chipping Events** – 39 homeowners participated in the events this year. Elk Creek hopes to provide the service next year. There will not be any more chipping this year. Kelly indicated that Jacob Ware of Elk Creek wants to get a chipper truck next year to haul chips rather than broadcast chips on property.

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**Grant information** - Kathy reported on current status of Denver Water private grant: CUSP is the fiscal agent; 20% of \$100,000 is in cash, 80% in-kind; will cover 90 acres; goal is to return forest to natural state.

**Raffle** – for green reflective address sign; signs can be purchased from Kathy for \$10 at any time

### **NEW BUSINESS**

**Bylaws amendments on Standing Committee:** Kathy briefly discussed the bylaws amendments on Standing Committee which had been presented at Spring General Membership Meeting but not voted on at that time because of need for clarification. Kelly made a MOTION to approve changes to Bylaws, Ken SECONDED, MOTION PASSED.

**Election of HOA Officers:** Members of the current Board indicated they are willing to serve for one more year. Diana Padgett indicated she is willing to be a Director at Large. Sharon Evridge made a MOTION to accept the slate of the current Board as nominees; Brian Berardini SECONDED, MOTION PASSED.

### **OPEN FORUM**

- Bob Banks discussed Units 5 & 6 joining the HOA. He indicated that they have their own covenants and it would be complicated to have them join. Bob also indicated that 90% of covenants are superseded by county LURs. Bob further informed the membership that there is currently an 85% response to the water association. He also requested that any email address changes be sent to him.
- Ken Van Tuyl discussed use of the Rodenator.

**Adjournment** – Sharon Evridge made a MOTION to adjourn; Justin Stewart SECONDED; **approved** unanimously at 12:01 PM.

*/s/ Lorna Serber*  
Secretary