



Gilpin-Clear Creek Home & Landowners Association, Inc. (GCCHLA)

P.O. Box 237 • Idaho Springs, CO 80452

<http://www.yorkgulch.com>

Dear Neighbor:

August 9, 2018

It's summer! And it's time for the GCCHLA Annual Meeting and pot luck lunch. This year it will be held Saturday, September 15th, starting at 12 noon at the York Gulch Firehouse. Lunch will begin at 12:00 p.m. Burgers and hot dogs will be provided. Please consider bringing a side dish or desert to share. BYOB, please. The Annual Meeting will run from 1:00 - 2:30pm. We have some chairs but you may want to bring one.

Agenda

- New neighbor introductions
- Resident grading plans
- Election of Board Members

Annual Dues

Still only \$50/year! Our basic expenses are about \$3,500 a year. That pays for our Special Use permit with the USFS, and a required insurance policy for the association. The Special Use permit is what gives us the permission to maintain our roads. Grading, installation of culverts, filling pot holes, even plowing snow, are all considered road improvement in the eyes of the Forest Service. If it seems odd to you that we have to pay the USFS to maintain the roads ourselves, trust me- you're not alone. But, right or wrong, those are the terms of maintaining the roads we use to access our property via USFS trails. The alternative is to leave trails in their "natural state", 10' snow drifts and all. It also bears mention - were we to let our permit expire, applying for a new one could easily cost upwards of ~\$30,000.

Please help our fellow neighbors shoulder this burden. When we all participate, \$50 per year is sufficient to pay our expenses and keep our permit in good standing. I also ask that you consider contributing to our emergency fund. This fund has been used in the past to hire heavy equipment to dig out stranded residents when Mother Nature has gotten the best of the neighborhood. Ask anyone who survived the 2003 spring blizzard that brought 7+ feet of snow, high wind, and avalanches to York Gulch. When the snow hits the fan, we want to be in a position to help, and our emergency fund is where we'll find the money to do so.

Elections

All members are eligible to vote for, and serve on the GCCHLA Board of Directors. We are actively seeking new board members! Our board has been relatively unchanged for the last several years, and we're interested to have new ideas and insights brought to the organization. If you would like to be considered for office, please send an email to Curtis@yorkgulch.com. A link to an electronic ballot will be sent out prior to the meeting. Paper ballots will be made available at the meeting if you are unable to vote electronically. The newly elected Board will then elect members to the officers' roles at the winter meeting. Please consider serving. Our community needs your participation!

Association Activities

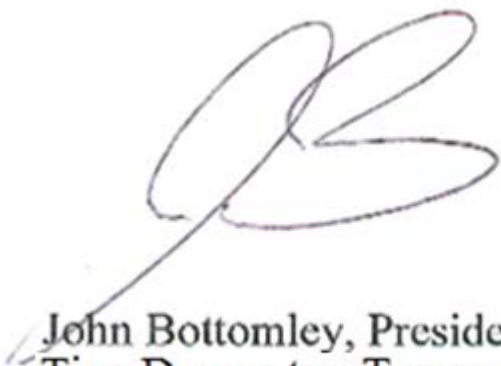
- Thank you to Heather, Mari Jo, John E., Kelly, Chris G., Kevin D. Laurie, Craig, David, Eric, Sergio P., Otto, Curtis, Tina, and Darrell for pulling together an awesome York Gulch Cleanup Day!
- We successfully helped lobby CDOT and Clear Creek County to construct a full time vehicle access bridge at exit 238/Stanley Rd.
- Paid USFS Special Use Permit
- Paid annual Association insurance

Roads

- It is uncertain whether Clear Creek County's annual road base grant will continue this year. We will apply for as much material as becomes available and will communicate as soon as possible so that road maintenance plans can be developed accordingly.
- The HOA would like to develop relationships with people who want to represent their immediate neighbors in coordination of road maintenance efforts. Delivery of road base, rental of heavy equipment, and planning for road closures are all more efficient and effective if we work together.

I'm looking forward to seeing everyone, enjoying some great food, and having some engaged and interesting conversation. Please take the time to join us at the Annual Meeting to share your thoughts and ideas. And don't forget the pot luck lunch! Hope to see you there!

Thanks,

A handwritten signature in blue ink, appearing to read 'John Bottomley', with a long, sweeping underline that extends to the left.

John Bottomley, President
Tina Depoyster, Treasurer
2018 GCCHLA Board Members