

Southfork Property Owners Association

11605 Meridian Mkt Vw, Unit 124, PMB 147 Falcon, Colorado 80831

Web Site: www.southforkpoa.org

Michelle Strauss
President

Ashely Ruston
Vice President

Heather Schofield
Treasurer

Paul Zimmerman
Web/Computer

John Sabell
MaL

December 14, 2013

Southfork Dues

Upon acceptance of the budget for 2014-2015, invoices will be sent out for yearly dues in April. Only past due invoices will be sent out prior to this date. There were **NOT ANY DUES FOR 2013.** All past due accounts of 2 or more years will be turned over to the county for immediate court dates and liens after February 2014. This was the decision of the homeowners voting at the last meeting.

Replacement of Board Members

There is one board member (John Sabell) that is temporary through January 2014. It is time for new members to step up and take over Southfork covenants and violation duties. Because we are a covenants neighborhood we must at all times retain a working board. The whole board needs to go through a formal election sometime prior to the April/ May budget meeting.

Roads (Recap)

I have been in contact with the DOT for the county for the last three years trying to get the cracks in the roads fixed. We have finally come to an agreement that the larger cracks will be fixed over the summer. The smaller cracks need crack sealing and can only be done in the winter. This will be started in Oct-Nov. of this year.

As of the summer of 2013 all roads were patched in accordance with the county.

Architectural Committee

To save time and aggravation, please fill out the ACC form and submit it to the board prior to putting up structures on your property. In most cases these can be approved quickly. Remember you are responsible for all permits needed through the county.

Horses

Ownership: You are allowed to have three horses within Southfork. You can get a waiver for a 4th horse if needed. You cannot under any circumstances maintain, board, or care for horses that are not owned by you. Southfork is not zoned for this and this rule is going to be strictly enforced starting in August.

If you own horses it is your responsibility to keep your property clean and all waste must be disposed of within a reasonable amount of time. This is a must prior to winter so the waste does not leach into the water supply. **This cannot be piled on your property or stored behind barns.** This is governed by the Division of Water and the Clean Water Act. Don's garden will take some for a fee; they use it in their garden soils etc.

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Non-Licensed Cars and RV's

The El Paso County Code Enforcement did come out during the months of June and July looking for cars or any licensed vehicle without current plates. They are coming back in January and they will write citations. Cars cannot be stored in Southfork Subdivision. Help is available through Goodwill Industries. Call Bill Martin at 633-1988

Southfork Property Owners Meeting

2:00 pm

Saturday December 14, 2013

Agenda

- 1) *Vote on Budget*
 - a. *The budget for 2014-2015 is * \$6500*
 - 2) *Violations*
 - 3) *Accept and discuss current dues*
 - 4) *Open Forum Discussion on H2O Consulting*
 - 5) *Replacement of 1 board member starting in January 2014*
- * Breakdown of budget and Agenda will be supplied at meeting*

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