

Southfork Property Owner's Association

John Sabell President	Jake Gerow V. President	Craig Ashcroft Treasurer	Paul Zimmerman Technology	Debbie Sabell Secretary	Lyle Scott Mem@Large	Robert Ruston Mem@Large
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There will be no dues for Fiscal Year 2020

Annual Assessment Dues

There will not be any dues for this year. With so many people out of work, the Board felt we could work around this year without causing any more undo stress. Because of the virus we were unable to meet as a community and vote on this year's budget, as a result we will revert to the budget we had last year. The money will be the same, however we will be using it differently. If possible, we can still have a meeting later in the year and vote on a budget for the rest of the year. The way things look now, however, it seems unlikely there will be a meeting. (See the budget chart on the back of the newsletter.)

Bank Statements

According to DORA any association should have at least one year's dues as a reserve for unexpected costs. We are looking at this year's virus as just that. One year's dues would be \$10,500. At the current time we have:

Checking	\$ 6,584.07
Savings	\$ 15,062.66
Total	\$ 21,646.73

With our overage we can still maintain our budget, keep one year's budget in the bank, and cover all homeowner's dues for fiscal year 2020. This is shown on the chart on the back of this newsletter.

Covid-19 Virus (Coronavirus)

We all know how hard it has been with the Coronavirus hitting our state. I do not know anyone that has not had this in some way disrupt their work, family, or everyday life. Now that all the schools are closed it is even harder on the everyday routine with children that are finishing out the

school year at home. As a retired schoolteacher, I know this is not an easy task to adjust to with extraordinarily little warning. I have seen on the Nextdoor app where people have reached out to offer to help others that cannot get out for everyday necessities. It just shows how much our community cares about one another.

Violations Interpretation

The board has decided that we are going to continue to investigate and determine what is and what is not a violation. There are many infractions that can be read into the covenants, but when discussed, opinions often vary depending on interpretations. At this time, the board is working together on complaints that come in and finding ways to remedy the situation. As of now, we have one active complaint and we are working with both homeowners and the county to find a conclusion that works for everyone.

Violations

On the following page are the main violations we will be working on. Note that, as mentioned earlier, we are not concerned about activities that are not visible from outside an owner's property. We are not going out on our own to find these violations. They must be brought up to the board with a complaint and the proper complaint form. No phone call complaints. The forms are on www.southforkpoa.com (under the Home menu in POA Documents) and are also available on Nextdoor in the Documents section (though it will be necessary to scroll down some distance to Southfork Property Owners Association Documents and Forms).

Please Stay Healthy and Safe!

Southfork Property Owners Association

11605 Meridian Market View, Unit 124, PMB 147, Falcon, Colorado 80831, 719-884-1262, www.southforkpoa.com

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Violations cont.

1) Section 22.p: Except in the case of emergencies, no automotive repairs or maintenance may be conducted within or upon a unit in such a manner as to be visible from any point outside the unit. Abandoned or inoperable automobiles or vehicles of any kind shall not be stored or parked on any portion of Southfork Subdivision.

2) Section 22.j: All units shall be kept at all times in a sanitary, healthful, attractive and safe condition. Units shall not be used for storage of material or equipment. The accumulation of garbage, trash, or rubbish of any kind, except for normal residential requirements or incident of construction of improvements thereon is prohibited. All yard equipment shall be stored properly and all storage piles (including wood) shall be maintained in a neat and attractive manner.

3) Section 22.q: No motor vehicles and trailers of a type generally used in a trade or business or other commercial purpose including, without limitation, tractors, trucks, busses, and trailers and construction equipment shall be parked or stored on any public street, right-of-way or unit unless such vehicle can be enclosed within a closed approved garage or storage building.

Proposed Budget for Fiscal Year 2020	
Southfork POA	
Fiscal Year May 1st, 2020 - April 30 th , 2021	
Checking and Saving Balance	\$21,646.73
Insurance	(\$1,200.00)
Website (3yr hosting + domain renewal)	(\$412.19)
Legal Fees	(\$200.00)
Mail Box Paid through May 2021	(\$384.00)
Postage and Mailing	(\$600.00)
Office Supplies	(\$300.00)
Phone	(\$240.00)
Mowing	(\$2,800.00)
CONO Annual Membership	(\$100.00)
Tax Prep - Already Paid	\$0.00
Meeting: Misc. food and drinks	(\$100.00)
Reserve - Payout Dues	\$0.00
Subdivision signs - Entrances	(\$3,300.00)
Secretary of State	(\$10.00)
DORA Dept. of Regulatory Agencies	(\$40.00)
Total 2020 budget	(\$9,686.19)
Total left in Checking and Saving after budget	\$11,960.54
Projected total of outstanding dues from homeowners	\$1,400.00
Projected total of all funds end of Fiscal Year 2020	\$13,360.54
Total of dues this year, will not count against budget: \$-10,500	

All children are home for the school year because of Covid-19. Let us do a couple of things for our community. Stay safe and healthy. Please watch your speed in the subdivision.

Please Stay Healthy and Safe!