

What's Up #102: January 9, 2025

Board Meeting Moved to January 30 at 6:30 PM by Zoom Only

Due to board member travel schedules, the next meeting of the Executive Board has been moved to Thursday, January 30 at 6:30 PM by Zoom only (Meeting ID 859 9388 5569 and Passcode 822428). The agenda and the minutes of the December meeting will be posted on the website at least one day before the meeting. **Homeowners are welcome to attend all Board meetings.**

Please Consider a Board Position!

SEHOA is managed by a dedicated group of volunteers. The Board currently has one vacancy, with two more terms expiring at the Annual Meeting in March. Board members serve two-year terms. While there are no formal requirements to serve on the Board other than being a member of the Association, it's helpful to have some time to dedicate to our community, as well as business or nonprofit experience. Details about Board responsibilities are in Article 4 of the Bylaws, [\\$ available by clicking here\\$](#). **If you'd like to talk to anyone on the Board about your interest in running for election, please send a message to info@somersetstates-hoa.com.**

Crime Response Update

Fortunately, we are not aware of any recent burglaries. Flock Security System cameras have been installed at the two entrances to Somerset Estates. One is on the east side of Somerset Dr near Hwy 52 and the other is on the west side of Longview Dr near the Somerset Estates monument. These cameras capture license plate information that is automatically sent to the Boulder County Sheriff's office for comparison against stolen or suspicious vehicles. Homeowners can choose to exclude their vehicles from the database. **A separate email will provide a link on how to do this. Please do not share this link outside of the neighborhood.** As previously noted, the email address Security@SomersetEstates-HOA.com is available for homeowners to report any pertinent information to the Board.



Proposed Changes to Collection Policy

One of the Board's on-going responsibilities is to monitor changes made to the Colorado Common Interest Ownership Act (CCIOA) by the Colorado Legislature and update the SEHOA policies accordingly. **The Board will be considering updates to the Collection Policy and Procedure at the January 30 meeting.** The draft amended is posted on the somersetstates-hoa.com website or [\\$ can be accessed by clicking here\\$](#). Homeowner comments can be sent to info@somersetstates-hoa.com.

Easement Ponds Committee Dissolved

The SEHOA Lot Easement Policy refers to Ponds 4-7 (with an interconnecting stream) located across Somerset Dr from the main waterfall on eight homeowner lots as the "Easement Ponds". A committee was established at the August 20, 2024 Board meeting to gather information to help SEHOA make decisions about these ponds, present their findings to the homeowners and the Board and recommend next steps. The Board voted to dissolve the committee at the December 17, 2024 meeting as it was not making meaningful progress. The Board will compile information from outside experts and counsel and provide it to the homeowners when completed. The Board thanks the homeowners that volunteered to serve on the committee for what turned out to be a difficult task.

Upcoming Events at a Glance

Please monitor the SEHOA website for any schedule changes: [\\$ somersetstates-hoa.com\\$](#).

Board Meeting - January 30 at 6:30 PM, by Zoom

Somerset Estates Book Club - The next meeting will be on **February 20 at 4 PM**, hosted by Maria Surricchio. The book is *Good Material* by Dolly Alderton. Please let Paula Hemenway know at p.hemenway@comcast.net if you want to be added to the Book Club distribution list.

Monday Mahjong- Mondays at 3 PM. Contact Paula Hemenway at p.hemenway@comcast.net for more information.

Contact SEHOA

Association General Information

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