

GLEN HAVEN ASSOCIATION, INC.
ANNUAL MEETING
August 2, 2025 @ 1:00pm
Glen Haven Town Hall

Board members present: Michael Hirsch, John Baab, Bruce Brown, Michael Tavel, Rich Weaver, Kent Wyatt

Members and guests: 75

The 102nd Annual Meeting of the Glen Haven Association, Inc. was called to order by President Michael Hirsch.

Sibyl Gardner gave the invocation, the minutes of the Annual Meeting held September 2, 2024 were approved as submitted and board members were introduced. New members introduced themselves and were given Glen Haven historical books by Sandy Grice of the GHHS. Betty Worthington then named the following as having passed away this last year, offered a prayer, and a moment of silence was observed in their honor:

Mary Lou Faiella

Lois Norris

Lou Kimball

Glen Haven Area Volunteer Fire Department – Fire Chief Kevin Ingram reported the department has 20 active firefighters, 4 in support/reserve and one junior trainee. The Pancake Breakfast raised approximately \$32,000+. In 2024, 43 calls were received and 31 carbon monoxide detectors installed in residents' homes. 28 calls have been received so far this year. The Community Wildfire Plan is being revised and local input is welcome. Any fire mitigation hours conducted by individual property owners this year can be submitted to the fire department at GlenHavenFirewise@gmail.com and will be included in the community report to maintain Glen Haven's Firewise status. Currently Fox Creek Road area does not have a water draft – dry hydrant to serve the area so if any homeowners have availability for one to be installed, contact the fire department.

Glen Haven Historical Society – Sandy Grice reported on the Trivia Night hosted by the GHHS and reminded members that historical Glen Haven books are available for purchase. New wood signs are posted providing contact information to access the Historical Room.

President's Report – President Michael Hirsch and Director Michael Tavel reported:

GHA/Larimer Co. Planning – Former President Tony Fink initiated an effort to meet with Larimer County officials previously which was finally accomplished in early June to get the County's perspective on development in Glen Haven considering its infrastructure. Current Zoning and Subdivision Planning may permit some development but the County's main concern is life safety so other restrictions come into play. Glen Haven roads do not meet County standards, are mostly in the floodplain, and are dead-end roads with no other means of access/egress. Such nonconformance would make it difficult to meet County standards and allow for larger developments.

Natural Disaster Preparedness – Should an extremely heavy rain continue during the night, all should be prepared for a flash flood and gather clothes and a few survival items then get to higher ground (to be rescued later).

Wildfires are still a probable hazard even though the Cameron Peak burned area provides some protection. A lot of wilderness area lies to the west of Glen Haven which is not receiving

fire mitigation efforts. Some local thinning has been accomplished by the GHAVFD and the USFS in the Glen Haven area. Individual property owners should take efforts to provide defensible space around their homes and outbuildings which will make it easier to protect them in a wildfire.

Slash/chipping program grants are available off-and-on and the GHA has obtained one through the Larimer County Office of Emergency Management for this fall. Specifications for this year's program will be emailed to members.

Road & Bridges – Requests were received from attendees to apply more road base to the smaller roads. Most of the side roads are steeper and added road base tends to wash out during rainstorms. Discussion followed about raising the assessment to provide more road repair funding. The Board agreed to appoint a committee to study the roads situation and make a recommendation for next year.

Financial Report, Budget and Assessment – The 2024-2025 financial report and proposed 2025-26 budget were presented. The Board recommended that the assessment for 2025-26 be \$250 per member based on the proposed budget. It was then moved, seconded and carried that the 2025-26 assessment be set at \$250 per member and that the Board's recommendation for its distribution (2025-26 Budget) be accepted.

Election of Board of Directors – The terms of Aidan London and Kent Wyatt expire this year and a nomination for the two director positions was received for Kent Wyatt. Nominations were opened up to the floor and Denali Lawson was nominated. Candidates spoke briefly. It was then moved, seconded and carried that the nominations be closed and that Denali Lawson and Kent Wyatt be elected by acclamation to the Board of Directors.

Other Business/Landowners Comments – Questions arose during the meeting about the construction of a fence along County Road 43 across from the Town Hall. Historically a fence has been in that location but was washed away in the 2013 flood. The fence under construction is in accordance with County and floodplain regulations. Property owners at the end of Hummingbird Hill expressed concern with people trespassing through their private property to access property beyond. It was suggested that the Association pursue obtaining property for parking near the Town Hall.

There being no further business, the annual meeting was adjourned.

Joan Van Horn
Meeting Recording Secretary