

**Winston Downs Community Association
Board Meeting Minutes
August 18, 2020 via Zoom**

Meeting called to order 7:03pm

Present:

Board: Tim Rooney, Jane Lorimer, Joanna Milewski, Harvey Cohen, Wendy Glazer (Quorum)

Homeowners: Carlyn Parker, Derek Cocovinis, Mimi Pomeranz, Ben Wiederholt, Anne Callison

Minutes

Minutes for June 16, 2020 WDCA Board meeting and July 28 Board Notes were approved. Motion by Joanna, seconded by Jane, passed unanimously

660 S Monaco Pkwy

Reports of vandalism and public disorder. Derek reported this home is housing up to 12 parolees and owner has a contract with the Colorado Department of Corrections for this use. WDCA, Derek and Jane made a 311 report to ensure no zoning codes are violated.

Derek and Tim initiated conversations and follow up with Colorado Department of Corrections and with City Attorney's offices. Tim, Derek and Jane are working with various agencies to get clarity of use, management.

[Post: City advised ZNIS visited 8/19 and asked for compliance.]

Treasurer-Joanna

As of 7/31/2020: Checking \$2407.22, Savings \$7008.17 for total \$9415.39

Membership- Joanna

Members: 120 with revenue income of \$1800

Added donations with membership at \$1033 made from 66 members

Membership total 120 as of 8/18/2020

Safety –

Chair role is open

Crimes in Winston Downs reported to Board by Jane via email

July 29

- Unlawful discharge of weapon S. Newport at E. Expo- shots fired during day.
- 548 S Poplar Way - forced entry home burglary
- 660 S Monaco Pkwy - theft from auto, public disorder

July 30

- Forced entry home burglary 600 S Poplar Way

Annual Meeting

- WD has received two nominations from interested persons to serve on the Board. Anne declared she will run and will pay dues prior to the meeting. She indicated Miera Hertzberg is interested. Miera is not a member as yet.
- Ballots will be done via email invitation (to Survey Monkey) in advance of the meeting and calculated electronically. The two or three members who do not have email will receive a paper ballot which will be entered manually for tabulation
- Jane made a motion, seconded by Wendy to push the Annual meeting to September 22 which gives WDCA a bit longer to solicit interest for serving on WD Board. Motion passed unanimously.

- Nominations must be in by September 11. Ballots will be prepared, emailed or hand delivered. Voting closes Saturday September 19 at midnight
- [Action]Jane will send e-blast with that info and it will be posted to Facebook, our website and perhaps on Nextdoor.

6750 E. Exposition Construction – Zoning Variance

- Blueprints for expansion were submitted to City and approved
- Inspection failed because build-out did not match the blueprints submitted/approved
- The portion that did not meet set back is a “bay window” on upper story. The actual building does meet set back.
- Request for variance hearing is set September 1.

Ben Wiederholt, owner, advised the expansion is to offer added, needed housing for his seven children, six of whom are teens. He sent plans and photos of the construction which were shared with all at this meeting. Ben advised the original contractor was terminated due to issues that resulted in delays and the window not meeting building setback.

He was asked if the addition was intended for short term rental such as AirBnB or VRBO and he indicated the need is for added housing, privacy for his children.

The Board discussed after Ben left the meeting and agreed to send a letter to Zoning to indicate WDCA is not opposed to the variance and to word it such that it is clear WDCA has no issue with the variance being granted.

Next meeting Tuesday September 22, 2020- Annual Meeting
Neighborhood is invited however, only members may vote

Meeting adjourned 8:32pm