

BLACKHAWK RANCH

SEPTEMBER 1, 2014

At the Blackhawk Ranch POA annual meeting held on June 21, 2014, a property owner suggested reviving the newsletter so that people, especially those who only visit the ranch periodically, can be kept informed. This will be a trial run to see if members want this to be continued. It will be emailed as well as posted on the Blackhawk Ranch website, and it will be sent out as events warrant; some months are very quiet and uneventful at Blackhawk—just the way most of us like it!



In addition to this newsletter, members should remember that property owners have various means of learning about what is happening on Blackhawk Ranch.

BLACKHAWK RANCH POA WEBSITE

The official Blackhawk Ranch POA website has been changed to a new address: <http://www.bhrpoa.com>. This site has a brand new look and a variety of essential information about the POA that is available to everyone. Art Jackson is the Webmaster.

1. The Home Page updates current events and activities on the ranch, with scrolling photos contributed by ranch owners.
2. The “Information” tab includes weather and road information, forms and a map; a restricted Directory of Owners and parcels; a list of members on various committees; information on noxious weeds; current and archived documents (mission statement, by-laws, etc.); and Terms of Use for the website.
3. A “POA Records” tab includes all of the minutes of all of the meetings since 2000, all of the financial reports beginning in 2006, newsletters from 2000-2009, and the cover page for the Residential Community Association Insurance Policy that is current to 2015.
4. A “Plans” tab includes the entire Community Wildfire Protection Plan, the CWPP that is necessary when the board applies for grants, as well as information on how to apply for your individual fire conservation plan.
5. “Events” and “History” tabs are “under construction,” so stay tuned.

The only items that are restricted are the parcel and owner directories. Please contact the [webmaster](#) for the password to the Owner Directory, providing your lot number, name, and phone number for verification.

REMAINING FIRE MITIGATION WORK DAYS

Sept. 13 & 27
October 11 & 25
November 8
Work will begin at
8:30 for about three
hours with lunch

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If you do not want to receive this newsletter, please contact the editor, and she will remove your name from the list. Feedback on continuing the newsletter would be welcome!

BLACKHAWK POA FACEBOOK PAGE

Cathleen Savage and Cissy Severance are administering a Facebook page that is restricted to Blackhawk Ranch owners. As Cathleen, states, "This group was created as a way to enhance non-ranch-business communication about life within our ranch community. It also serves as a way for non-full-time residents to keep up with their ranch neighbors." This is a great place for social input and to be reminded about events taking place on the ranch, learn about weather "events," usually with great photos, links to interesting sites, such as gardening information or the historical panorama of Rouse, and in the event of a fire, current information from those residing on the ranch. To join the BHR Facebook Group, email cissy@scw-inc.net for instructions.

EMERGENCY NOTIFICATION

Blackhawk Ranch owners have two ways that they can learn about emergencies on the ranch, such as fires. Most residents sign up for both services.

- *Owners can register their phones numbers with the dispatch services in Huerfano (719-738-1180) and Las Animas counties (719-846-4441) to receive reverse 911 calls.
- *Owners can contact Tom Severance (303-437-2457 or 719-738-2475) to have calls or texts sent to their phones when an emergency on the Ranch arises.



EMERGENCY MANAGEMENT UPDATE

Although we have been fortunate in having good rainfall so far this summer, the Emergency Management committee as well as volunteers from the Ranch, both permanent residents and visiting parcel owners, have been working together twice a month to create a shaded fuel break on Four Mile Canyon Road. This will not only help provide a fire break if another fire should occur on or near the Ranch, but it will also make the roads safer for emergency vehicles as well as for daily travel. In

addition, new signage constructed by Mike Wedgeworth will warn drivers about crews working in the area. Please be careful and courteous of your neighbors who are helping to make the Ranch a safer place. Volunteers are always welcome, and if you cannot help physically, think about helping out by providing noon lunch (usually sandwiches, chips, and beverages) for from 8-14 workers. In addition, the chipper will be available for the rest of the day for those who would like to do personal mitigation and are familiar with its operation. The cost is \$38 per hour. The Emergency Management committee is also completing the process of making Blackhawk Ranch a national Firewise Community. Tom Severance and Terry Bloomfield have submitted several grants in the second round of applications for money for continued support for fire mitigation projects.