



Skyland Community Association

# Skyland Chronicle

## President's Message

By Kent Fulton

### Special points of interest:

- The Annual Meeting will be virtual on Sunday, July 10<sup>th</sup> at 4:00pm.
- The Annual Picnic will be held outside at Lake Grant on Sunday, July 10<sup>th</sup> at 6:00pm.
- Please be aware of your water usage this summer.

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Dear Skyland Homeowners,

I would like to introduce myself as the new President of the Skyland Homeowners Association. My name is Kent Fulton. I want to let you know Hal Cook has resigned as President of the Skyland Homeowners Association as of February of this year. I want to personally thank Hal for his ten years of service on the Board. I wish he and his wife, Roz, the best as they transition between Crested Butte and the front range to spend more time with their family. Hal has been a great member of the Board.

With Hal leaving the Board, I want to introduce the newest member of the Board, Tom Heine. Tom showed interest in serving on the Board last year and the Board took him up on his interest. Tom is a full-time resident living on Forest Lane.

We have made it through another winter in Crested Butte and are ready for Spring and Summer to be here. Hopefully we will not have any COVID restrictions in Gunnison County this season, but please be aware of potential restrictions this summer. Depending on how dry conditions are we may see fire restrictions instituted by the County, the Forest Service, and the Bureau of Land Management (BLM) this summer. As a reminder, Skyland does not permit open wood burning or fireworks of any kind.

The second potential restriction may be with water. The snowpack this season was below normal. Snowmelt and runoff appear to be faster than normal this season. As noted, Lakes Mead and Powell are well below normal water levels and Blue Mesa Reservoir is not expected to reach more than 50% of its full capacity this summer. There could be a water call for downstream needs which could affect Skyland. The Skyland Metro Board would be the organization to initiate any restrictions for Skyland and Skyland residents. As good neighbors, please conserve water before any restrictions are imposed. Let's do our part to help the situation.

The next item I want to bring to your attention is a change to the Covenants of Skyland. The Board has been working toward a change of the Covenants for outdoor fireplaces and firepits. Currently, the Covenants do not allow for outdoor fireplaces or firepits. We are proposing a change to allow gas fireplaces and firepits as long as the fireplaces and firepits meet certain requirements. In the near future, you will receive a ballot for the change of the Covenants. Please take time to read the changes proposed and vote one way or the other on the changes. In order for the changes to be implemented, there needs to be a two thirds acceptance from all Skyland Homeowners. Please return your vote whether you are for or against the proposed changes. It is important that you vote.

Building in Skyland is continuing at a rapid pace. Skyland is about 60 to 65% built out as of today. Skyland Association has seen 10 new proposals for building



## Manager's Corner

By Mike Billingsley

The staff has been working hard to get Skyland ready for another beautiful Crested Butte summer. Skyland staff includes myself, Nola, Grant, Adam, and Doug who all work diligently to keep the community running smoothly and looking great, if you see us out and about feel free to stop and say hello.

### Water Conservation

Crested Butte experienced an average winter and has had a warm and windy spring resulting in a fast melt of the snowpack. The two years preceding 2022 were below average for snowpack and water supply. Drought conditions are in the forecast for the 2022 summer.

The Board asks that customers act in accordance with water conservation rules contained in Section 11 of the District Rules and Regulations. These rules provide for limitations on **outdoor** uses of water and lawn watering. **Please pay close attention to your irrigation system to ensure that it is properly adjusted and there are no leaks or breaks.**

The District's current watering regulations are: **Odd numbered street address homes** will only be allowed to **water on Odd numbered days** and **Even numbered addresses** will only be allowed to **irrigate on Even numbered days**. The outdoor irrigation times allowed are between the hours of **5:00a.m. – 10:00a.m. or 5:00p.m. – 10:00p.m.** Following these irrigation hours is the most efficient means of delivering water to your landscaping and helps conserve water. The District has made significant upgrades to the water supply system over the years but conservation of this resource is the biggest factor to maintaining an adequate water supply throughout the summer.

As the District Board monitors the ongoing drought conditions, the Board may implement the following additional conservation options;

- ◆ Adjust or curtail the outdoor watering schedule as needed.
- ◆ Continue working with the Golf Course to maintain adequate water levels in Grant Lake.

The Board would prefer to avoid implementing overage penalties or rate increases as a method to discourage increased water consumption in favor of working with the District customers to promote the voluntary reduction of water consumption. Please let us know your thoughts and please stay in touch with our office and our website for current information.

### Road and Path Work

The Skyland Metropolitan District will be paving Skyland Drive between the Lake Grant Pavilion and section of new road. The paving will either take place in June or late summer, after the busy season.

### Lake Grant

The Boat Lay Down Area is a very popular place and has become crowded with boats being stored there. The Skyland Community Association expanded the area last fall to help with storage and usage. Please check on your craft and if it is damaged, please remove it. Staff will be removing damaged and abandoned boats this summer and fall.

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*Please act in accordance with the water conservation rules contained in Section 11 on [www.skylandonline.com](http://www.skylandonline.com)*





## Payment Drop Boxes

To help save you time and the cost of a stamp, there is a payment drop box located inside of the postal depot on Brush Creek Road. The box is on the wall to your left as you walk in to the building. There is also a drop box by the main office door at 350 Country Club Dr., Ste. 112A, for when the office is closed.

We accept payments for the Skyland Community Association, Skyland Metropolitan District and the East River Regional Sanitation District all in one box. So, the next time you are getting your mail at the postal depot or walking by the Skyland Lodge building, simply drop your payment in the box and take advantage of this small convenience.



*There are two payment drop boxes for your convenience.*

## Meeting Schedules

### Community Association Meetings

The Skyland Community Association Board meets about four (4) to six (6) times per year. The meetings are held at the Skyland Lodge, Suite 112A.

### District Meetings

The Skyland Metropolitan and East River Regional Sanitation Districts normally meet the third Wednesday of each month. The start time is 4:00pm and the meetings are also held at the Skyland Lodge, Suite 112A.

### Design Review Meetings

The Skyland Design Review Committee meets one (1) time per month, however, the date changes monthly. Contact the management office at (970) 349-7411 for meeting dates and times. The Design Review also meets in the Skyland Lodge, Suite 112A.

## Trash Collection

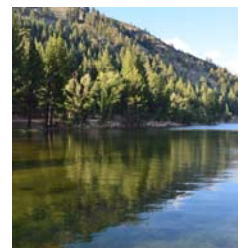
With the start of summer many animals begin to appear, especially bears. Please **use only bear proof containers** when putting your trash out. Also remember to set your trash out **after 7:00am** on your scheduled day of collection.

## Lake Grant Pavilion

The Lake Grant Pavilion is an absolutely wonderful place in the summer for an impromptu picnic or a planned family get-together. The pavilion is available for use by any Association member.

Availability may be checked at any time by simply going to the Skyland Community Association website at [www.skylandonline.com](http://www.skylandonline.com) and clicking on "Community Calendar" or by calling the office at (970) 349-7411. If you wish to reserve the pavilion, the Pavilion Use Permit Form can also be found on the website under Forms & Documents in the Skyland Community Association section. We are also more than happy to fax, email or mail the form at your request.

Please keep in mind that in order to reserve the pavilion your Skyland Community Association account must be in good standing and a non-refundable use fee of \$25.00 is required in the form of cash or check. We ask that you remove all trash after use so as not to encourage bears or other animals. Please be respectful of the surrounding homes and plan to end your gathering no later than 1/2 hour after dark. A complete copy of the Lake Grant Pavilion Exclusive Use Policy is included with the Permit Form.



## Watering Times

**5:00 am to 10:00 am**

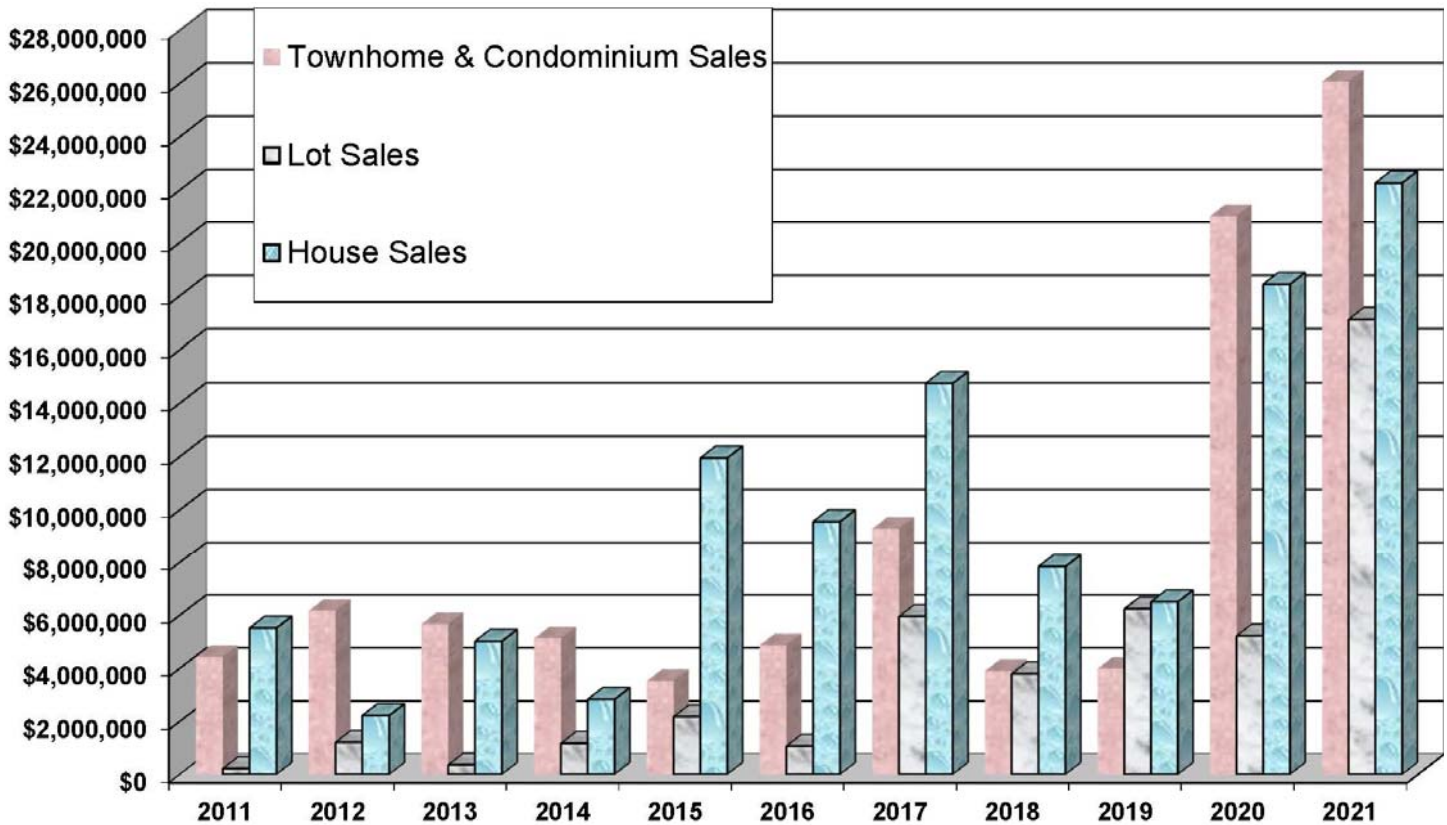
**and**

**5:00 pm to 10:00 pm**

on your designated odd numbered day or even numbered day based on your street address.



**Skyland Real Estate Sales 2011 - 2021**



These figures have been compiled by Coldwell Banker Mountain Properties. Information contained herein deemed reliable but not guaranteed.

## PARKING PERMITS and BOAT STICKERS

In an effort to curb illegal parking and access to Skyland property owner amenities, the Skyland Community Association (SCA) has continued to maintain a vehicle permit and boat sticker program. We know that these permits and stickers have helped the staff to enforce parking and use of owner amenities.

The Association has updated the parking stickers to placards that hang from your rear view mirror. These placards can be used in any of your vehicles. The old stickers are still good for as long as you have your vehicle or until you have to replace the windshield.

**Please note:** \* Only 2 (two) parking permits will be issued to each property.

\* Replacement permits are \$100.00 each.

\* Temporary passes are available at the Association office for your guests and long-term renters.



## President's Message, cont.

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starts this year. I want to thank the members of the Skyland Design Review Board for their work in keeping up with the number of projects submitted to the Board over the last few years. They are doing great work. A reminder for all construction projects, work can be performed from 7:00 am until 6:00 pm Monday through Saturday.

Last, I want to thank Mike, Grant, Nola, and the rest of the staff for all of the work they do for the Association, Skyland Metro District, and East River Regional Sanitation District. If you see these people out working in the neighborhood, let them know your gratitude for the work they do.

May this coming year be a great one for all of us.

Kent Fulton  
Skyland Homeowners Association President

## Noxious Weeds

The Skyland Metropolitan District continues to spray for noxious weeds every summer. Our weed spraying program has been in effect for several years and has been very successful. Unfortunately, the weeds continue to grow and we continue to spray common and open space areas as needed.

Once again, we are offering to "spot spray" the noxious weeds (dandelions, chamomile daises, yellow toad-flax) on your property. Please contact the office at (970) 349-7411 to get on the spraying schedule. The cost of spraying is currently \$25.00 per hour plus the cost of the herbicide.

## Direct Pay (ACH)

The Skyland Metropolitan District and East River Regional Sanitation District both offer the Direct Pay or ACH program. Once you are signed up, your water and sewer charges will automatically be deducted from your bank account on the due date (the last day of each month for water and the last day of the first month of each quarter for sewer). You can find the Direct Pay Authorization forms for both Skyland Metropolitan and East River on the Skyland website at [www.skylandonline.com](http://www.skylandonline.com). Please contact Nola if you have any questions about signing up for direct pay.

## Design Review Reminder

Any changes to the exterior of your home (paint or stain color, deck changes, etc.) should be submitted to the Association Manager for approval. This includes installation of satellite dishes. The color of the satellite dish should blend in with the building color. The location of the dish must also be approved.

Please call the office at (970) 349-7411 for more information.

## Manager's Corner, cont.

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### Around the Neighborhood

Please be responsible pet owners and keep your dogs under voice or leash control at all times. Dogs are not allowed to wander. When out walking your dogs, please be a good neighbor and always pick up after them.

Bears and other wildlife are always active in the Skyland area. Help keep bears wild and be responsible about trash and bird feeders.

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# Skyland Community Association

350 Country Club Dr., Suite 112A

Crested Butte, CO 81224

Phone: (970) 349-7411

Fax: (970) 349-5054



We realize that owner information changes often and we like to keep the information we have on file for each owner as up to date as possible. This information is important to us so we can manage the association more efficiently and contact you if the need arises.

## Lot/Unit Number

or Address:

\_\_\_\_\_

## Name and

Mailing Address:

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

## Crested Butte Information:

Home Phone:

\_\_\_\_\_

Work Phone:

\_\_\_\_\_

Fax:

\_\_\_\_\_

E-mail Address:

\_\_\_\_\_

## Out of Town Information:

Home Phone:

\_\_\_\_\_

Work Phone:

\_\_\_\_\_

Fax:

\_\_\_\_\_

E-mail Address:

\_\_\_\_\_

## Skyland Property Management Information:

Company/Individual Name:

\_\_\_\_\_

Address:

\_\_\_\_\_

\_\_\_\_\_

Contact Name:

\_\_\_\_\_

Contact Phone:

\_\_\_\_\_

Thank you for your assistance in this matter.

Sincerely,

Skyland Community Association Management

**\*\*PLEASE MAIL OR DROP OFF COMPLETED FORM TO THE ADDRESS ABOVE.\*\***

# Bearproofing Your Home

Help Keep Bears Wild



Only people can prevent conflicts with bears. Please do your part to protect your home and property, and prevent conflicts with bears.

## Keep Bears Out

- Many bears that enter homes do so through an unlocked or open window or door. Close and lock all bear-accessible windows and doors when you leave the house, and at night before you go to bed.
- If you must leave downstairs windows open, install sturdy grates or bars. Screens don't keep out bears.
- Keep garage doors and windows closed and locked at night and when you're not home. Don't leave your garage door standing open when you're not outside. Install extra-sturdy doors if you have a freezer, refrigerator, pet food, bird seed, or other attractants in your garage.
- Keep car doors and windows closed and locked if you park outside. Make sure there's nothing with an odor in your vehicle, including candy, gum, air fresheners, trash, lotions and lip balms.
- Bears are great climbers — remove any tree limbs that might provide access to upper level decks and windows.
- Replace exterior lever-style door handles with good quality round door knobs that bears can't pull or push open.
- Put on talk radio (not music) when you leave home; the human voice startles most bears.

## Get Rid of Attractants

- Bears follow their super-sensitive noses to anything that smells like food, and can follow scents from up to five miles away.
- Don't leave trash out overnight unless it's in a bear-proof enclosure or container. Obey all local regulations.
- We recommend feeding birds only when bears are hibernating. If you want to feed birds when bears are active, please review the Attracting Birds, Not Bears fact sheet on our Web site.

■ Don't store food of any kind in an unlocked garage, flimsy shed or on or under your deck.

■ Don't leave anything with an odor outside, near open windows or in your vehicle, even if you're home. That includes scented candles, air fresheners, soaps and lotions.

## Teach Bears They're Not Welcome

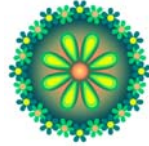
- If a bear comes into your yard or close to your home, do yourself and the bear a big favor, and scare it away. A confident attitude plus loud noises like a firm yell, clapping your hands, banging on pots and pans or blowing an air horn sends most bears running.
- If a bear enters your home, open doors and windows and make sure it can leave the same way it got in. Don't approach the bear or block escape routes.
- Never approach a bear. If a bear won't leave, call your local CDOW office. If a bear presents an immediate threat to human safety, call 911.

Visit [www.wildlife.state.co.us/bears](http://www.wildlife.state.co.us/bears) for more information or call your local Division of Wildlife Office.



Please Do  
Your Part  
to Keep  
Bears  
Wild

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Your Community News Source

350 Country Club Dr., Ste. 112A  
Crested Butte, CO 81224

Phone: 970-349-7411  
Fax: 970-349-5054

[www.skylandonline.com](http://www.skylandonline.com)



## Who's Who at Skyland

### Skyland Metropolitan District East River Regional Sanitation District

#### Board of Directors

Greg Wiggins 🚲

David Bright

Jerry Danni

Kent Fulton

🚲 President

#### Employees

Mike Billingsley, Manager

[mike@skylandco.com](mailto:mike@skylandco.com)

Grant Bremer, Assistant Manager

[grant@skylandco.com](mailto:grant@skylandco.com)

Adam Gerber, Maintenance Tech

Doug Conant, Seasonal Maintenance Tech

Nola Oberosler, Administration/Accounting

[nola@skylandco.com](mailto:nola@skylandco.com)

#### Skyland Community Association Board of Directors

Kent Fulton 🌸

Tom Heine

Carol Ann May

Dave McGuire

Steve Polan

Mike Billingsley, Manager

🌸 President

#### Design Review Committee

Karen Allen ⚙️

Dan Murphy

Roger Cesario

Steve Curtiss

Sam Lumb

Mike Billingsley, Alternate

⚙️ Chairperson