



*We are a covenant-based community with fair, balanced and consistent standards. We are focused on the preservation and enhancement of our tranquil mountain environment, lake and recreational amenities.”*

## *Letter from the President*

Q1 2019

Greetings to all fellow Columbine Lakers,

First of all, I want to wish all of you a very Happy 2019!! I hope your recent holidays were very restful and filled with joy and happiness.

Even with the holidays, from the board's perspective, it has been a very busy, but also very productive, few months since my last President's Letter. Most notably, the board developed and approved several new and critical Owner Regulation polices that will be extremely beneficial to the community, including:

- Restrictions on the use of DRONES (Article XXIII),
- Regulations for use of OFF-HIGHWAY VEHICLES, especially by unlicensed drivers (Article XII),
- Rules and Regulations for the operation of SHORT TERM RENTALS (Article VI).

These new policies will go a long way to address several of the long-standing concerns of our community. As you hopefully saw, we implemented a new communication process utilizing email blasts to highlight and provide copies of these new policies to all homeowners.

As you may recall from my last letter, the management of Short Term Rental (STR) issues in our community is one of the board's top strategic priorities for this year. The approval of the new Article VI policy (above) was certainly a good and reasonable first step, but the board feels there are further actions that still might need to be taken to address STR issues.

In order to be better informed, many homeowners have asked for more information about STRs in our community. I appreciate your interest in this complicated topic and, therefore, am attaching an important document with this letter, containing a list of Frequently Asked Questions (FAQs) about STRs in Columbine Lake. These FAQs are meant to provide everyone with a common baseline of information about STRs in our community - how many there are; what the issues are; what we as a community can and cannot do about those issues; and what are the possible next steps. I recognize that this FAQ document is rather lengthy, but I implore you to read it in its entirety to better understand the challenges faced by the board.

Before the end of January, all homeowners will receive a brief online survey to get your thoughts on several key issues, including further STR regulations. This is a great opportunity to provide valuable input into what the board does going forward on a number of fronts. I ask that you all please respond immediately to the survey so that the board receives clear community direction. **A 100% response rate is the goal!!**

In closing, I want to encourage you to take a look over the next several months at the improvements completed, or ongoing, in and around our Clubhouse. Outside, the recycling bins and trash area will

receive a much-needed facelift to make them more secure and as unobtrusive as possible. Inside, the upstairs room already has a new storage closet and beautiful new hardwood flooring! And don't miss the Columbine Lake "History Wall" containing many old photos and drawings from our past! Still to come upstairs are new cupboards and countertops along the length of the TV wall and between the two storage closets and, downstairs, the exercise room will get new cupboards and bookshelves. Everything will be completed well before the Annual Meeting scheduled for May 26.

Thank you very much for your attention. I look forward to seeing you around the lake or, at least, at the Annual Meeting in May. Watch your email for the online survey and **PLEASE** respond to the survey as soon as you can.

Sincerely,

*Mark*

Mark Woltkamp  
CLCC Board President