

Woodmoor Improvement Association Board of Directors, Oct. 25

## Board approves Barn addition for Woodmoor Public Safety

By Jackie Burhans

The Woodmoor Improvement Association (WIA) board met on Oct. 25 to approve an addition to The Barn to provide additional space for Woodmoor Public Safety (WPS). It also reported on the Monument Hill Road closure and provided an update on legal advice regarding the Walters property.

### Barn addition for WPS

The board unanimously approved a motion to construct an addition to The Barn to provide more space for Woodmoor Public Safety. Director Rich Wretschko noted that a lot of research had gone into this decision, and the addition will be done in as cost-effective manner as possible. The board approved no more than \$190,000 including contingencies for this construction and authorized Public Safety Director Brad Gleason and Architectural Control Committee and Commons Area Administrator Bob Pearsall to oversee the project. The addition will be 900 square feet and create an L-shape on the southwest corner of The Barn extending toward the parking lot.

### Monument Hill Road closure

The board noted that Monument Hill Road is closed between Woodmoor and Deer Creek Drive through January. WPS is assisting at the intersection of Deer Creek and Woodmoor to help avoid gridlock. The board encourages drivers to take an alternate route if possible during morning school drop-off hours (7 to 7:40 a.m.) and pick-up hours (2:30 to 3 p.m.). They advise that drivers consider using White Fawn, Lake

Woodmoor, or Furrow Road as alternate routes. See BOCC article on page 20.

### Walters property legal advice

President Brian Bush reported that he was aware of two independent offers on the Walters property and that a group of South Woodmoor residents had formed to try to preserve the open space. He passed on to the group advice by WIA counsel that it would not be legal to hold a meeting regarding a special assessment to acquire the property because that is not allowed by the covenants. The property is in South Woodmoor just northeast of Lewis-Palmer High School.

### Board report highlights

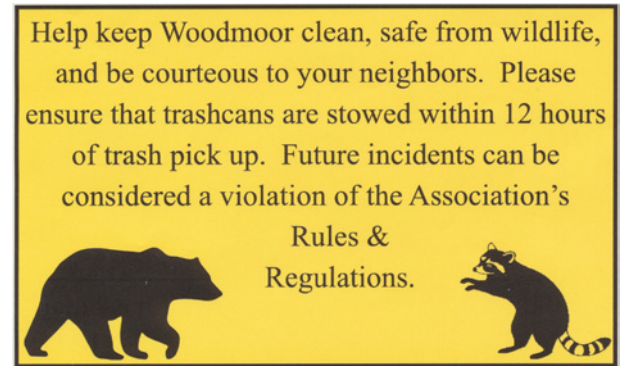
- The board is beginning to work on the budget for 2019, including review of the HOA fees.
- There will be three open board positions. Nominations should be submitted by Nov. 16 at [bit.ly/wia-bd-nom](http://bit.ly/wia-bd-nom).
- Matthew Nelson, the new Covenants and Forestry administrator, has started and brings a customer service background and a degree in forestry.
- Residents are encouraged to remove hoses from spigots to avoid burst pipes.
- Residents are strongly encouraged to be courteous to their neighbors by bringing trashcans in after pickup and controlling barking and loose dogs.

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The WIA Board of Directors usually meets at 7 p.m. on the fourth Wednesday of each month in the Barn at 1691 Woodmoor Drive, Monument. The next regular meeting will be on Nov. 28.

The WIA calendar can be found at <https://www.woodmoor.org/wia-calendar/>. WIA board meeting minutes can be found at <https://www.woodmoor.org/meeting-minutes/> once approved and posted.

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Above: A WIA warning sticker asks residents to stow trashcans in a timely manner after trash pickup. Photo by Jackie Burhans.

## October Weather Wrap

By Bill Kappel

October was cooler than normal, with high temperatures averaging nearly 6 degrees below normal and a record cold spell during the second week of the month. A final storm during the last two days of the month brought moisture levels to right about normal for the month. Outside of these two cool and wet periods, most of the month was quiet and mild.

Scattered showers greeted us during the first few days of the month, with light rainfall each day from the 1st through the 3rd, but mild temperatures. Highs reached the low 70s on the 1st and 2nd, then jumped to the low 80s on the 3rd as gusty winds kicked up ahead of an approaching change in the overall weather pattern. Initially, conditions were quiet and dry on the 4th and 5th before dropping sharply from the low 70s on the 5th to the upper 40s on the 6th.

Behind this cold front, winds turned upslope over the region. This produced several days in a row of fog and low clouds. On the 7th, temperatures were just warm enough that only drizzle and rain occurred, but cooler air continued to filter in. This allowed the liquid precipitation to turn into freezing drizzle, flurries, and light snow at times on the 8th. This continued off and on through the 11th, before the fog and low clouds finally lifted around 6 p.m. that evening. This is an extended period of being stuck in the clouds as weather patterns usually shift every couple of days. During the extended cold and cloudy period, just under an inch of precipitation accumulated, with 2 to 4 inches of snow accumulating as well.

Sunshine quickly returned as high pressure moved into the region from the west. This allowed temperatures to briefly jump into the 50s on the 12th, then the low 60s on the 13th. But this quiet period didn't last long as a strong cold front moved in around 9:45 p.m. on the 13th. Strong winds out of the north ushered in cold air, and light snow developed just before midnight. Light snow and wind continued until the next afternoon with 1 to 4 inches accumulating. However, the bigger story with this storm was the record cold air. High temperatures during the day on the 14th only managed to reach the upper teens. The high temperature was actually reached at midnight (upper 20s), then temperatures fell as cold

air continued to filter in. As skies cleared and with some fresh snow on the ground, temperatures quickly dropped, reaching records lows in the single digits by the morning of the 15th.

Once this storm departed, generally quiet conditions took hold from the 16th through the 29th. High temperatures rebounded from the 40s on the 16th and 17th to the 50s on the 18th and 19th, then mid-50s to mid-60s from the 20th through the 23rd. The stretch of nice weather was interrupted by rain showers during the morning of the 24th. Then dry and mild conditions returned from the 25th through the 29th.

One final storm affected the region just in time for Halloween. This isn't too unusual, as we often get snowfall right around Halloween. This storm pushed an initial cold front through the region late on the 29th, with cool and cloudy weather around during the morning of the 30th. Flurries and snow showers developed by late morning on the 30th, but the heavier snow held off until later that afternoon. Snow continued to accumulate through the evening and overnight hours before the storm departed the region during the morning of the 31st. This storm dropped between 4-8 inches of fresh snow just in time for Halloween. Sunshine returned on Halloween, but the clear skies meant quickly falling temperatures for the trick-or-treaters, making for a bone-chilling evening.

### A look ahead

November is generally dry and cool around the re-

gion. We usually get several light snowfalls interspersed with sunny skies. Gusty winds commonly develop on a couple of days as the jet stream becomes more active and more directly affects Colorado. Our first sub-zero morning low temperatures often occur during the month as well. High temperatures average in the upper 40s early in the month to low 40s by the end with overnight lows often dipping into the teens and single digits.

### October 2018 Weather Statistics

Average High	53.9° (-5.6°)
100-year return frequency value max	67.7° min 50.7°
Average Low	31.0° (+1.7°)
100-year return frequency value max	36.8° min 26.4°
Monthly Precipitation	1.60" (-0.13")
100-year return frequency value max	4.63" min 0.18"
Monthly Snowfall	8.0" (-3.0")
Highest Temperature	82° on the 3rd
Lowest Temperature	6° on the 15th
Season to Date Snow	8.0" (-3.0")
<i>(the snow season, October 1 to September 30)</i>	
Season to Date Precip.	1.60" (-0.13")
<i>(the precip season, October 1 to September 30)</i>	
Heating Degree Days	699 (+171)
Cooling Degree Days	0 (0)
<i>Bill Kappel is a meteorologist and Tri-Lakes resident. He can be reached at <a href="mailto:billkappel@ocn.me">billkappel@ocn.me</a>.</i>	

## Letters to Our Community

Guidelines for letters are on page 31.

**Disclaimer:** The information and opinions expressed in Letters to Our Community are the responsibility of the letter writers and should not be interpreted as the views of OCN even if the letter writer is an OCN volunteer.

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### Publisher's Note

Despite what you might have heard or read on social media, OCN is not now nor has it ever been suppressing letters because of their viewpoint; however, we do insist that letter writers follow our guidelines that are printed on page 31 of each issue.

Due to the high volume of spam we were getting on the [editor@ocn.me](mailto:editor@ocn.me) email address, a spam filter was installed that was inadvertently purging messages received from certain email systems including Gmail and AOL. That filter has now been removed.

Because of past email problems, OCN has a long-standing policy that requests letter writers to check with us if after two days, they have not gotten an acknowledgement that we received their letter.

We regret that the problem with the lost letters occurred but it was an honest mistake and not, as many concluded (see Paul Lambert's letter below), a symptom of political bias in favor of District 38.

Among OCN's 40+ volunteers, we have people from all across the political spectrum. Ever since the founding of OCN in 2001, the group has worked tirelessly to remove bias from every part of the process from having articles that cover "what was discussed and what was decided," which we can all generally agree on regardless of political leanings, to uniform application of our guidelines for letters to the editor.

If you hear someone complaining that we did not print their letter, please ask them if they got an acknowledgement and, if they did not get an acknowledgement, ask them if they contacted us to confirm that we got it. If they did contact us and their letter was compliant with our guidelines and still the letter was not published, please let me know and I will gladly look into it.

John Heiser, OCN Publisher, [johnheiser@ocn.me](mailto:johnheiser@ocn.me)

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