



ROOSEVELT RIDGE SECURITY COMMITTEE

5/7/18

Dear Roosevelt Ridge Members

As stated in my board election letter to the community, security is one of my priorities. Since the election, the HOA board has created a security committee that I will be leading. The intent is to provide a mechanism for policy creation, implementation and community feedback. I am happy to introduce your committee members, Raj Sharma (3 Roosevelt Ridge Rd) and Kathy Witzak (Lot 24 /San Juan Heights). If you have any security concerns, please contact any of us.

We have identified a number of short term and long-term objectives, but the key to our success will be identifying what issues the community members are having with trespassers. I know that individuals outside the community are on my land, shooting, camping, and leaving trash. I know that I am not the only one experiencing these issues and I am sure fellow members find this to be unacceptable as well. We need the support of the community to effective and it starts here and now.

Gate Access:

The main gate repairs are complete and is fully functional. You will need an access code or a remote to gain entrance through the main gate. I have programed a number of remotes; they will be available to members who responded to HOA requests for remotes. If you have not requested a remote or need an access code, please let the Security Committee know. I will publish additional details on how the use the gate in the near future. This will include protocols for dealing with contractors and nonresident access (we have a number of codes set for UPS / Black Diamond, FedEx, etc.).

I expect the bypass road gate installed by the week's end and locked no later than 5/13/18. There will be a combination lock to keep that gate secure; the intent is for use by contractors with heavy equipment. The combination provided by request.

Trespassing Enforcement:

I have had multiple discussions with Gilpin County Sherriff's deputies on how to create a more effective posture and how to enforce trespassing laws. Here are their key recommendations.

- Post signs at access points that the trespassers are using. For Roosevelt Ridge, this is Conservation Way, San Juan Heights, Quentin Lane & Pinchot. Colorado law does not require property owners to post private property, but this makes enforcement easier and the penalties more severe.
- Close off the main gate and post a trespassing notice.
- Law Enforcement agencies will only cite trespassers when the property owner or a designated agent with a written statement is present. Until owners provide these statements, the HOA can only enforce trespassing on Roosevelt Ridge Road.
- Post No Trespassing signs with "Roosevelt Ridge HOA" and then put the contact number for Gilpin Co Sherriff's office.

Security Committee Survey:

- Will you sign a letter to allow the HOA and its members to act as an agent to enforce trespassing?
- Where are trespassers gaining access to the community?
- Can you identify repeat offenders?
- Have you seen evidence of damaged signs or fences pulled down?
- Do you have any surveillance equipment on site (game cameras, CCTV)
- Where would you like to see No Trespassing signs posted?
- Do you have an interest in joining this committee?
- Do you have any other thoughts to improve the security of our community?



We ask that you respond via email to the security committee so that we have a record of these issues.

Contact Information:

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Thanks in advance

Ted Bertele
Director / Security Committee