

## Appendix A

### Bar-D Snow Removal Policy

#### Overview

- *Remoteness:* The Bar-D ranch is geographically remote from both the Denver-metro area and the Summit County resort community. Primary access into the ranch is from US 285. Access is often curtailed by closure of one or both of the two mountain passes (e.g., Kenosha Pass, Red Hill Pass) that lead to the primary ranch entrance. Although classified as an urban county by the Colorado Department of Public Health and Environment, there is no hospital within Park County. Average response time for police, fire and ambulance within the county is estimated to be 19 minutes.
- *Conditions:* Park County is notorious for its inclement weather that includes severe wind and drifting, heavy snow conditions. The county is also prone to open fire restrictions.
- *Personal Choice:* Residents who choose to live in a remote location such as the Bar-D assume specific inherent risks that include, but are not limited to: physical isolation from standard services and conveniences; inclement weather conditions that can hinder or preclude travel; delays in police, fire or ambulance response and/or service; and, proximity to and property damage from livestock.
- *Responsibilities:* The BDOA strives to make improvements to the ranch that benefit all landowners. This includes, but is not limited to, maintaining ranch-owned roads.
- The Board does not assume responsibility (either expressly or implied) to make or maintain Bar-D roads to county specifications. To do so is cost-prohibitive.
- As the BDOA's funds are finite, only a set amount of money can be allocated for snow removal. To spend a large percentage of the BDOA's overall funds on snow removal is fiscally irresponsible.
- The combination of remoteness and budgetary concerns necessitate that all Bar-D owners and residents assume the responsibility to make provisions to be self-reliant at all times and to be prepared for any conditions, whether man-made or natural.

#### Policy

- In accordance with its Bylaws, the BDOA Board budgets a minimum of \$2,000 each calendar year for snow removal.
- The Board will strive to have snow removed from the primary artery(s) within forty-eight (48) hours when snow levels reach at least eight (8) inches with the goal being to make the/roads passable for four-wheeled drive vehicles. Primary arteries are identified as: Bar-D Road to Clark Road; Clark Road; Antelope Court; South Park Drive; Reinecker Ridge Road; Wapiti Way; and, Reinecker Ridge Court. Drifting snow is a constant problem for some areas of the ranch. As such, residents who live in drift-prone areas are encouraged to erect snow fences on their property to prevent snow from drifting onto the roadway and to utilize personal resources to facilitate ingress and egress to their property(s). The Bar-D does not assume financial responsibility for snow-removal costs incurred by residents.
- As the Bar-D's funds are finite, when the snow removal fund is exhausted, the Board will discuss whether or not additional funds can be allocated. If no funds are available, no snow removal will occur.