

WELCA MINUTES: November 3, 2025

West Lochwood Civic Association Board Meeting

St. Joseph's Episcopal Church

I) Call to Order: This meeting opened up at 7:32pm

WELCA Board Members in Attendance: Andy Yarnell, Jim Foster, Mary Carey, Kaylee Pott, Jake Rapplean, Tim Taggart, Eric Wirtz, and Jeff Wittreich

Absent: Mike Goddard, Earl Wilson, Alex Chapin and Jon Bustos

Guests: Mike Krumm and Bec Raisch

II) Review of October 6, 2025 Meeting Minutes: A first motion was made by Jim Foster to approve the WELCA minutes from the 6th of October. A second motion to approve the minutes was made by Andy Yarnell. The minutes were approved with a unanimous board vote.

III) Treasurer's Report: WELCA Treasurer's report, dated from the 3rd of November, 2025 meeting was prepared and presented by Jim Foster.

The November 3rd, 2025 WELCA Treasury Report as follows:

- o **Checking Balance: \$659.33**
- o **Savings Balance: \$2,018.38**
- o **Funds Available as of November 3, 2025 = \$2,677.71**
- o **Premier Savings - \$10,193.64 – Matures 01/08/2026**
- o **Total Funds Available - \$12,875.72**

Includes 321 paid members in 2025 out of 669 total members (118 members paid by Venmo) Total

Dues paid = \$12,920.00

Beginning Balance: 1/1/2025: = \$9,761.72

- o **Expenses in October 2025**
 - **\$244.00 – October Maintenance**

- **\$ 244.00 – Total Expenses in October 2025**

o **Treasurer's Report Approved:** First motion made by Jim Foster to approve the Treasurer's Report. Mary Carey made a second motion to approve the Treasurer's report. The Treasurer's report was approved as written (no changes) with a unanimous board vote.

o **WELCA 2025 Budget:** The only expenses remaining for 2025 is the December Maintenance.

IV) Election of Board Members (not Officers) for 2026:

- **Andy Yarnell, Jim Foster, Mike Goddard, Earl Wilson, Mary Carey, Kaylee Pott, Jake Rapplean, Tim**

Taggart, Eric Wirtz, and Jeff Wittreich have volunteered to be Board Members in 2026. A first motion was made by Jim Foster to approve the 2026 Board Members. A second motion to approve the 2026 Board Members was made by Andy Yarnell. The Board Members were elected with a unanimous board vote for 2026.

V) Unfinished Business:

- **Santa Visit & Lighting Decoration Judging Deadline: December 13th at 4:30pm**
 - Jake Rapplean and Jim Foster volunteered to Judge the Lighting Contest on December 13th. Andy Yarnell will still play Santa and will have volunteers handing out Candy Canes.
- **Traffic Committee**
 - The discussion of forming a Traffic Committee was made and will be opened to all WELCA residents (in addition to Board Members). Tim Taggart completed some early research for Jeffco's Speed Hump Policy for Oregon St and S. Owens. We will need to gather stories from the community, document and build support. The grade must also be below 6%.

VI) New Business:

- **Summary of Annual Report:**
 - The 2025 Annual Report was prepared and presented by Andy Yarnell.
- **WELCA Street Lights:**
 - Street Lights in WELCA are being removed and cut. Outages and damaged street lights can be reported to Xcel Energy via their online portal.
- **WELCA 2026 Ideas, Goals, and Officers:**
 - There was a consensus that there were less kids Trick or Treating in the neighborhood this Halloween. A community event is being considered for 2026 and the possibility of another Decorating Contest.
 - Officers for 2026 will be elected during the December 2025 Board Meeting.

VII) Covenant:

- The main focus of covenant violations continues to be RV Parking and Yard Maintenance.
- WELCA is researching how to retain an Attorney for unresolved Covenant Violations.

VII) General Discussion / Roundtable:

- New Resident Packages are being sent to Home Owners with information on WELCA and a \$5 Gift Card to Starbucks for attending a meeting.
- A motion was made to adjust the meeting start time back to 7pm during the Winter. The motion ended in a divided vote and will be revisited during the December Board Meeting when more members are present.

VIII) Adjourn:

Meeting was adjourned at 8:44pm