

CHPOA Annual Meeting...July 14, 2016

The meeting was called to order at 7:00 PM by President RJ Akers.

Guest speakers were introduced and they presented reports/updates on several projects that directly impact Carriage Hills property owners.

RON DUEL reported on the GID4 road repair and maintenance budget:

...While the county paid for chip and seal on Carriage Hills roads, \$30,000 of the GID4 budget was used on asphalt for Carriage Drive. Most of the remaining funds will be used for snow plowing, rip rap removal and related actions.

...It was acknowledged that disparity in road conditions does exist, mainly because residents in some neighborhoods jointly contribute personal funds in order to improve their roads.

...Ditch work and culvert issues were discussed and Ron said the GID4 link on Carriage Hills POA website (carriagehillspoa@org.com) provides access to information and contacts who can answer further questions.

...The relationship of GID4 to CHPOA was clarified and suggestions for improving communication and participation were discussed.

LINDA HARDIN reported on Code Compliance in Carriage Hills, and she distributed a handout that explains how to file a report on perceived violations:

...She reminded us that her office can address issues related to construction permits, nuisances (rubbish, weeds, yard signs, etc.) while trash ordinances are enforced in town by the police department, as are animal control violations.

...Linda suggested that neighborhood conversations can often resolve issues without the need to call in county/city offices.

...Questions were raised about in-home businesses. Linda stated that city and county requirements are different, but her office can provide information to concerned parties.

BOB LEAVITT joined Linda in responding to questions about vacation rental rules:

...The Larimer County task force should have recommendations for new ordinances by this coming August, and if approved, they will take effect on Jan. 1, 2017.

...There are presently 24 vacation rentals on record in Carriage Hills, but there are clearly more than that under the radar.

...Linda's final comment clarified that complaints concerning Code violations should come to her office. Concerns about Carriage Hills covenant violations should go to the CHPOA ~~architecture committee~~ ^{Board}. (See the CHPOA website for contact links and phone numbers.)

GREG MULHONEN presented an update on the Scott Ponds project:

...Bids presented last summer for rebuilding the ponds were well over budget. Since then modifications and new bid proposals have met budget guidelines. The contractors will begin work before the end of July and should finish the project before the end of October, 2016.

...Greg and the public works personnel involved were applauded by the members for their persistence and commitment to the Scott Ponds project.

BOB LEAVITT presented Kyle Arend's update on the Fish Creek project:

...All rights of way have been acquired with no major complications. A unique right of way incentive program helped greatly to make this a win/win process for all.

...Creek re-channeling is scheduled to begin in early Fall of 2016. Road and trail construction is scheduled to begin shortly thereafter, and

barring unforeseen problems, completion of the overall project is targeted for late Fall, 2017.

...A community public meeting will likely be scheduled in ^{September} August for presentation of more detailed information and to receive further feedback from community members.

DAVID BORN presented a review of the noxious weed problem in Carriage Hills, and he distributed a pamphlet with helpful information.

...David reminded us that the weed problem is ongoing and requires vigilance and persistence to be effectively addressed.

...He also reminded us that the weeds removed from our property should be placed in paper bags in order to be disposed of at the Transfer Station.

RJ introduced the CHPOA agenda:

...He acknowledged continuing and new board members and his gratitude for their assistance during his tenure. He also thanked Bob Leavitt for agreeing to step into the CHPOA President's role.

...The minutes of the 2015 annual meeting were read and approved.

...The treasurer's report on the budget and membership status was accepted and approved.

...Major accomplishments were highlighted. These included the Landscaping and lighting of the Carriage Hills entry sign, and several important communication enhancements (Facebook group, information emails from CHPOA board, updates on projects, and the new CHPOA website that is up and running.)

...RJ asked for new ideas related to future actions by the CHPOA and received these responses for consideration by the new board:

Further clarify covenants and codes; send welcome letters to new Carriage Hills residents; assign neighborhood block captains as

personal contacts for CHPOA; distribute ARD Living in Estes Park booklets to all Carriage Hills residents; provide more speed limit signs in Carriage Hills; promote Next Door cellphone app for enhanced CHPOA communication with members; review the relationship of GID4 to CHPOA, and to improve participation and communication, consider holding the GID4 meeting immediately after adjournment of the CHPOA meeting.

The meeting was adjourned at 8:35, and RJ was thanked and applauded for his tenure as President.

Addendum: The CHPOA website (carriagehillspoa.org.com) is up and running and contains much useful and timely information. Please check it out because it will become one of your major sources for CHPOA news and resources.

Minutes submitted by Bettie Tully (btully1914@aol.com), Interim Secretary for CHPOA