

**Carriage Hills Property Owners Association Annual Meeting Minutes**  
**July 19 2018 7:00 pm Presbyterian Community Church**

7:05 PM - Bob Leavitt called meeting to order

**CHPOA-Board Recognition**

Introduction of board members. Bob introduced the current board members and thanked them for their service, and thanked those recognized those who are leaving

DJ Christian  
Don Fredrickson  
Connie Leavitt  
Christian Lopez

**Old Business**

2017 annual meeting minutes were approved

**New Business**

Bob introduced the nominees for next year's board, and took nominations from the floor. There were no additional nominees at this time.

The nominees included:

Officers

President - Bob Leavitt  
Vice President - Corine Knudsen  
Treasurer - Debbie Stalder  
Secretary - Kim McCormick

Board Members

Mike Wold - ending term as vice president but to continue on the board  
Alan Shadduck  
David Born  
Bettie Tully

The new board was approved by a voice vote.

Treasurer, Debbi Stalder gave the following report:

Beginning balance 19,348.77  
Current balance \$23,724.78  
Total income \$5,791.11  
Expenses 1,415.10

A big upcoming expense will be slash pick up.

As of the start of the meeting we had 193 paid memberships. There were some who joined during the meeting.

### Additional Topics

Bob asked for thoughts pro/con on our neighborhood garage sale. He mentions that maps were provided online this year. Not many comments. One resident commented on how much money he made.

Slash pickup status. Slash pickup has started this week. We are using Adams Tree Service again. If they have passed you by...don't worry, they will be back. Adams always comes around 2 or 3 times to make sure none of the piles are missed.

Bob Leavitt asked for volunteers for the board. A couple of people are interested. If anyone else is interested let Bob know.

Bob asked if anyone at the meeting had received one of our welcome letters. However it seemed those in attendance have lived here awhile as no one responded that they had received one.

Future newsletters / importance of email. The newsletter will be sent twice a year from now on - once by regular mail and once by email. It goes to all residents. Using email for one of the newsletters will save money on printing and postage. To maintain widespread distribution of the newsletter and reach residents with neighborhood information, it's important to get everyone's email address, whether or not they join CHPOA.

### Questions and Comments

There was a question and comment about the Storm Water Utility proposed by the Town. Bob explained some of the details and directed people to the Town's web site for more information. A resident commented that it benefits only those adjacent to the rivers and that the proposed fee is essentially a tax increase. Bob also mentioned a Town survey but it turns out that the closing date had already passed.

Vacation Rentals Status. 588 vacation rentals are currently allowed in residential zones. This cap has been reached, but Bob said he expects the cap to stay the same for another year. Currently there are 16 applications on the waiting list.

It was mentioned Larimer County will have 2 workshops on vacation rentals at Ft. Collins. July 25 will be for the proponents and July 26 for the opponents. Details have been posted on the Carriage Hills Community Facebook Page.

One resident was concerned that some who leave for the winter leave slash etc. around their property all winter and trash cans out. We should remind people to keep their property neat.

ATV's have been seen out driving around. These are not street legal and should not be on our roads. Possibly put up a sign ...No ATV's.

7:30 – Bob Leavitt gave a program on the History of Carriage Hills, which was well received.

8:15 – Meeting Adjourned