

# Cottonwood Park West Homeowner's Association



## CPW News

Volume 2, Issue 5

July 2007

### Working For You

President: Dean Carpenter  
Vice President: Trent Merri field  
Secretary: Jane Betts  
Treasurer: Fred Thiele  
Manager: Sharon Greene

Member: Joe Betts  
Member: Jeff Lally  
Member: Marva Litt  
Member: Lea Roberts

Cottonwood Park West Homeowner's Association  
P. O. Box 421 · Niwot, CO 80544  
(303) 652-2537

[www.cpwhoa.org](http://www.cpwhoa.org) ☺ email [manager@cpwhoa.org](mailto:manager@cpwhoa.org)

### Annual Meeting July 29

The annual meeting of CPWHOA is scheduled for Sunday, July 29. We'll gather in Central Park at 5:00 p.m. for a pot luck, followed by the meeting itself. CPWHOA will provide drinks if everyone else will bring a dish to share, such as entrees, salads and other sides, chips, desserts, etc. Please bring blankets or lawn chairs. Please note that even if you don't want to participate in the pot luck, we'd still like to see you at the meeting which will begin around 6:00.

At the meeting, the board will review the financial status of our HOA and talk about their approach in developing a long-term budget. They'll review the ballot issues and answer any questions. Finally, they'll open the floor to anyone with general questions, concerns or comments. It's imperative that we have significant participation and input, so please plan to attend. Again, July 29. If you'd like to help with the organization of this meeting, please let Sharon or any board member know.

### Exercise Your Right!

By now everyone should have received their ballots, which were mailed out at the end of June. To



clarify one question that's been raised, issue #1 (raising the dues from \$58/quarter to \$79/quarter) is *in lieu* of any percentage increase for 2008. Then, on January 1, 2009, the dues would be raised anywhere from 0-7% (if issue #2 passes; otherwise 0-3%). These are important community issues and your vote really does count. Please submit your ballot on or before July 29, 2007. You can mail it to CPWHOA, P.O. Box 421, Niwot CO 80544, drop it in the black mailbox or bring it to the meeting.

### Bookmark This Page!

[www.cpwhoa.org](http://www.cpwhoa.org)

In the final stages of development, this site is your link to information on association news, current events, documents, as well as any neighborhood issues and problems. And if you have suggestions on ways the site could serve you better, send a message to [webguy@cpwhoa.org](mailto:webguy@cpwhoa.org).

And don't forget to send us your email address so we can get in touch with you electronically with important announcements, information and reminders.

## Why Volunteer?

Now that the board is asking to raise the dues beyond the previous 3% limit, you may wonder why you should volunteer; why not just hire someone? Aside from showing support to the neighborhood, having volunteer help for some projects allows money to be better spent on other projects that **require** contractors. It can also play a part in getting another project done sooner by making more funds available.

Speaking of volunteers, Manila park is in need of a little attention. Is anyone willing to gather limbs (and stack them by the park entrance) and pull weeds in the playground area? The HOA will provide both bags and gratitude.

### Mark your Calendars!

CPW Pot Luck and  
Annual Meeting



Sunday, July 29th  
Central Park  
Pot Luck—5:00 p.m.  
Meeting—6:00 p.m.

And don't forget your ballot!

## Eyes and Ears

There has been some unsavory behavior going on in our neighborhood lately and although some of the issues have been resolved, we are still contending with ongoing problems. If you *ever* see *any* questionable activity going on in the neighborhood, please be sure to contact the Boulder County Sheriff (non-

emergency) at 303-441-4444. If everyone

keeps their eyes and ears open we'll easily put a stop to the nonsense.

## Garden Club Update



Summer is passing by quickly and CPW is lookin' good! Every little bit of effort helps our community and a big thank you goes out to the people who have donated their time to spruce up the neighborhood. The June meeting was a very productive one. We weeded the volleyball court and attached a new net. And once again the flower beds in Central Park and at the entrance were weeded, but they're in need of the gardening club touch once again.

Our next meeting is Saturday, July 21, 9:00 a.m. in Central Park and we hope to see some new smilin' faces. It really is a fun time and only takes an hour or two so please come and join us ☺. For more info please call Leslie at 303-652-3069.

**Cemetery Plot for Sale  
in Boulder  
Mountain View Memorial Park**

**Below Cost**

**Contact Ralph Thompson at  
303-652-2225**

## An Important Announcement...



Some of you might not be aware that CPW regularly posts notices and reminders on the bulletin board by the mailboxes, as well as on the mailbox structure itself. Even if you don't regularly take this route, be sure to cruise by occasionally to check out the latest news and announcements.

## Ad Space Available

Help offset the newsletter printing costs by running a business card ad for only \$10. Contact Sharon at 303-652-2537 or send an email to [manager@cpwhoa.org](mailto:manager@cpwhoa.org).