

Cottonwood Park West HOA

MEETING MINUTES 9/14/09

IN ATTENDANCE: Jeff Lally, Sharon Greene, Trent Merrifield, Taz Chaudry, Dean Carpenter, Paul Gibb, Steve Omerod, Mat Taylor

FINISHED OLD BUSINESS - Complaints

- The derelict vehicle complaints from the previous meeting have all been resolved
- The parking complaint (6903/07 Totara) has been resolved (thanks Sharon and Trent!)
- The tree/fence issue from last meeting has been resolved (no action required)

FINISHED OLD BUSINESS – Meetings

- Taz attended the Boulder County Road Maintenance meeting held last month. As expected, the road maintenance budget is reported to be low, but through Taz's efforts, the whole Board understands the process a lot better. We now know really cool words like "PQI" which stands for Pavement Quality Index.
- The Sprinkler Summit was a success. The HOAs that share our water rights showed proactive attitudes and were open to new ideas. A few things (from our side) are clear with the current shared resource:
 - Sharing sometimes implies watering in the middle of the day, a very inefficient and wasteful way to water
 - Systems running at the same time usually mean decreased flow somewhere in the system, and since we are furthest away from the pump, it's usually us.
 - There may be air leaking into the system between waterings
 - The auxiliary pump (placed by one of the other HOAs) will be used in times of water surplus only.
 - CPW has patches of green and brown leading to the conclusion that sprinklers and water lines need to be maintained
 - The pump house needs to be repaired or redesigned – Jeff and Mat are working on it

MAINTENANCE UPDATE (Jeff)

- Two new trash cans are waiting to be installed in place of two old ones
- The signs in Manila Park need to be primed and repainted
- "Covenant protected" signs need to be put on the Niwot Road entrance
- Tree trimming in blind spots – Sharon will contact homeowners
- CoCal to proceed on playground border (under way)
- Two bids are in for snow removal – Sharon will solicit one more before board decision

RESOLUTIONS

- It was decided that balance sheets will be printed and distributed once per quarter only

ACTION ITEMS

- Paint park signs, install garbage cans, secure signs at entrance (Mat)
- Investigate implications of non-action in Miro Court burn-out (Sharon / Dean)

POINT OF ORDER

- This was the shortest meeting in CPW HOA history

Approved 10/12/09