



Otter Pond Homeowner's Association

Board Meeting Agenda
Tuesday, July 8, 2014; 10:30 A.M.

Board Members: Gene Oringderff - President; Becky Waugh - Vice President; Jennifer Taylor - Secretary; Tim Heavers- Treasurer

At the home of Gene Oringderff
1912 Otter Pond Circle, Montrose, Colorado
Email: otterpondhoa@gmail.com

Welcome:

- Call the meeting to order; Roll Call; Recognition of Homeowners; Scheduled Visitors & Guests

Special HOA Board and ARB discussion re: 1922 OPC

- A cooperative Board and ARB decision and action is required

Additions/Changes to the Agenda:

- Review and approve the minutes from the previous Board meeting of June 10, 2014
 - Gene's Agenda notes are due to all Board members one week after each Board meeting
 - Jennifer's Board meeting minutes are due to all Board members one week after each Board meeting

Unfinished Business:

- **Tennis Court maintenance :** ----- Becky
 - Contact Nancy Bradburn, Chair of the Open Space committee; Re: the group taking responsibility (through a sub-committee) for court maintenance (contact Linda Karlson for surface patching lessons)

New Business:

- **Sign Needed RE: Otter Pond.....Perhaps one (1) large sign at the boat ramp** ----Becky
 - OTTER POND, BOATING & FISHING FOR RESIDENTS & GUESTS ONLY !
 - GUESTS MUST BE ACCOMPANIED BY OTTER POND HOMEOWNERS !
 - FISHING IS CATCH & RELEASE ONLY !
 - And, perhaps a boat identification decal, easily recognized as authorized for use on Otter Pond
- **Open Space Committee** ----Becky
 - The Trash Can issue is being addressed by the Open Space Committee
 - Information about the concrete curbing being proposed in the park, cost and specifics of where
 - Kathy Heavers was investigating this issue and perhaps the sign issue ----Becky
- **Five (5) Non-Compliance letters were sent to homeowners** ----Gene
 - Three (3) sent on 6-11-14; vacant lots need attention --- CLOSED
 - One (1) sent on 6-15-14; watering issue and 3 dogs violation --- PENDING
 - One (1) sent on 6-23-14; weeds, paint/stain, burial of drain hoses, trimming of shrubs ---- PENDING
 - All Non-Compliance notices were first time violations resulting in no fines
 - Except notice sent 6-23-14 was a second notice, \$50 fine pending completion
 - 4 Personal contacts were made for 5th wheel trailers on property ---- verbally accepted by owners
- **Review Financial Reports & Actual costs vs Budget Estimates:** ----- Tim----
 - June's Financials
 - File the Periodic Report with the Colorado Secretary of State (www.sos.state.co.us)
 - Work outstanding collections as required
 - Payment to Gerry Witt
 - Gene has a receipt that needs payment
- **Review report on all ditches, head gates and pipes** -----Gene (from John V.)
- **Review Community Landscaping and weed control** ----Gene
- **Discuss ideas for the next Newsletter:** ----- Board



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- **Committee Reports:** ----- Becky
 - Architectural
 - Neighborhood Watch
 - Open Space (Trash can status)
 - Pond
 - Social (Otter Pond Picnic)
 - Boathouse Committee
 - “Welcome to Otter Pond”

 - **Next Regularly Scheduled Board Meeting** – Tuesday, August 12, 2014 10:30 AM at **“at TBD”**