



# Otter Pond Homeowner's Association

## 2017 ANNUAL MEETING ANNOUNCEMENT

**PLACE:** MONTROSE LIBRARY: Community Meeting Room  
320 South 2nd Street  
Montrose, Colorado

**DATE:** WEDNESDAY, November 29, 2017, at 6:00 PM

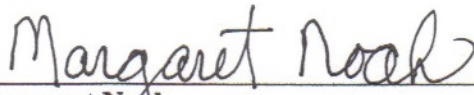
2017 was a good year with several notable accomplishments: [1] a new Silt Retention Pond dam was built with reinforced concrete with a life expectancy of 20 to 30 years – as a result, the Pond has become noticeably clearer; [2] a new brood of young fish have been planted in the Pond enhancing the ecosystem and providing entertainment for people of all ages; [3] the diseased trees along the sidewalk to the tennis court were removed and replaced with healthy grass; [4] shrubs at the entrance were removed to comply with a request by the City; [5] a new ditch was constructed in the fields south of the development enhancing water flow and eliminating wasted water; [6] the culvert carrying water to our F ditch was plugged so a new culvert was installed across Otter Road, thanks to the City; and [7] seven Otter Pond events were hosted by the Social Committee. Finally, due to sound budgeting and conservative fiscal management, there is no need for a dues increase (again) in 2018!

Several new families have moved into the neighborhood over the year, and there are several new committee chairpersons. The painful work of updating the Covenants has concluded and the results will be presented.

Please plan to attend the Annual Meeting. If you are unable to attend, and wish to have another owner who is going to be in attendance at that meeting vote for you on any matters that may come up, feel free to complete and return the proxy form (optional). Take an opportunity to visit with one another about concerns that matter the most to you. Consider becoming an active member of Otter Pond by joining the board or one of the many committees serving our community:

- Architectural
- Silt Retention Pond
- Social
- Pond
- Boathouse
- Neighborhood Watch

The Board serves a vital role in keeping things running smoothly and it cannot be done without the help of volunteers and these committees. We look forward to seeing you Wednesday evening, of the week following Thanksgiving. Thank you.

  
Margaret Noah  
President, Otter Pond Homeowner Association



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November 29, 2017

6:00 PM – 8:00 PM

MONTROSE LIBRARY: Community Meeting Room, Montrose, Colorado

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**Welcome** – Margaret Noah, President

**Roll Call** – The sign-up sheet will serve as the formal roll call. Proxies received; quorum determined.

**Proof of Notice** – Roy Anderson, Secretary

**Minutes** – Approval of the Minutes of the 2016 Annual Meeting.

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**Recognitions:** Margaret Noah

**Year in Review:** Margaret's brief review of 2017.

**Financial Reports:** Tim Heavers will present the 2017 Year-to-Date Financial Reports and the HOA Board approved 2018 Budget for ratification.

### Committee Reports:

<b>Social</b>	Ginger Bollinger
<b>Open Space</b>	Kathy Heavers
<b>Pond</b>	Mark Bollinger
<b>Silt Retention Pond</b>	David Beard
<b>Neighborhood Watch</b>	Lois Sailors
<b>Architectural Review</b>	Janene Beard
<b>Boathouse</b>	David Beard

**OP Covenant Proposed Change Results:** Roy Anderson

**Open Discussion**

**Election of Board Members:** Margaret Noah

**Adjournment**