

CENTENNIAL GLEN HOA

BOARD OF DIRECTORS MEETING

23 August 2017

The Centennial Glen Board of Directors and Architectural Review Committee meeting was held at 7:00 PM on 23 August at the Dougherty's home. All members were present except Lynn Nelson, Maxine Martinez, and Bill Tomeo.

FOLLOWUP REGARDING MEETING WITH COUNCILMAN KNIGHT:

- **SIDEWALK IN FRONT OF NELSON HOME:** Councilman Knight forwarded an email, dated 16 August, regarding this project. There are currently 6 other locations ahead of us for inspection. Our location will probably be inspected in about 8 weeks. More to follow.
- **SPEEDING ON CENTENNIAL:** The Board contacted our adjoining HOA in Peregrine and will contact the Oak Valley HOA as well to pursue a coordinated response to this problem. We have also been in contact with Councilman Knight, but have not yet forwarded speeding documentation. Speeding activity was not as prevalent over the past month, perhaps due to the significant rainfall we experienced. Please continue to document any speeding activity you observe over the next month and forward it to the Board.
- **MUD ON CENTENNIAL BLVD:** The City is responsible for controlling the erosion on the hillside along Centennial that is causing the mud slides. They have earmarked funding through excess Tabor funds and are contracting with an engineer to design a solution. Construction is scheduled for the end of 2017.
- **DUST FROM TRANSIT MIX QUARRY WEST OF CENTENNIAL BLVD:** The Board contacted our El Paso County Commissioner, Stan Vanderwerf, to schedule a meeting, observe our concerns, and see what can be done. The meeting was postponed due to all the rain we have had, but we plan to re-schedule in the near future.

ADDITIONAL ONGOING/COMPLETED PROJECTS:

- **FLUID SPOTS ON THE SIDEWALK:** Robertson's bleached out the spots on the sidewalks caused by their Bobcat leaking fluids. This project is now complete.
- **WEED CONTROL:** Robertson's sprayed the areas in the back yards of the neighborhood over the past several weeks. Spraying of all rocks and turf in our neighborhood is now complete, however the weeds and thistle along the hillside behind our property have still not been done. Robertson's is working with the owner of the hillside to spray. This project is ongoing.
- **DEAD BUSHES IN COMMON AREAS:** There are several dead bushes in the common areas along Centennial Blvd. We will eventually remove/replace them, and will keep you posted. If you have any dead bushes on your property, please let Robertson's know or contact a Board member.
- **SPRINKLER LEAK:** Robertson's repaired a sprinkler leak under the driveway at 7375. The HOA will replace the block of concrete in the driveway that was removed to repair the sprinkler leak. The cost is estimated to be \$100.
- **PRUNING:** Pruning of bushes is an ongoing maintenance project.

OTHER ITEMS:

(1). UPKEEP/MAINTENANCE OF THE EXTERIOR OF HOMES: As we mentioned the past two months, Article 7.6 of our Declaration addresses homeowner responsibilities to accomplish periodic maintenance on the exterior of individual homes. This is required primarily to maintain the overall appearance and property values of the neighborhood, as well as to demonstrate pride in our neighborhood. We have several homes in the neighborhood that still need exterior maintenance. This mostly includes deck repair/staining, garage door painting, and stucco repair. The Board has already contacted several homeowners to discuss required maintenance, and will be contacting additional homeowners as necessary in the near future. If you have questions regarding this matter, please contact one of our Board members. We appreciate your cooperation in this matter.

(2). ICE CRÈAM SOCIAL: Our annual ice crème social is scheduled for 10 September at the Lee's home (7446) from 2 o'clock to 4 o'clock. The HOA will provide ice cream, plates, napkins, etc. Feel free to bring along a desert to share as well as lawn chairs. Hope to see you all there!

(3). ANNUAL MEETING: The annual meeting is scheduled for Thursday, 26 Oct, at the Rockrimmon Library at 6:30 PM. The election of our 2018 Board of Directors will take place at the meeting. If you are interested in serving on the Board, please contact one of our current Board members.

NEXT BOARD MEETING:

Our next Board meeting is scheduled for 5 Oct at 7:30 PM at the Dougherty's home.