

Workshop – On-street Parking

August 18, 2017

Location: 4344 So, Anderson Pl.

Time: 7:00 PM

Participants: Jeff, Frank, Faythe and Chris

I. Long-term Guest, Frequent Guest, Resident Parking

What criteria will be used for determining when a “guest” is a “resident” and can no longer park in the street. The Board does not want to be put in the position to determine if a car belongs to a resident or a guest. Nor does the Board want to be put in the position to monitor how often or how long a car is parked in the street. The Board would like to see the “intent” of limited parking in the street enforced without becoming a burden on homeowners. After a lengthy discussion, the Board decided that any “new” (not previously noted – unknown if it belongs to a short-term guest) car parked in the street for longer than 72 hours will receive a violation notice. However, all notices will encourage the homeowner to respond to the Board in writing as to why they are not in violation or any special circumstance which limits their ability to comply with the CC&R. If the Board finds in favor of the homeowner, the violation notice will become invalid and removed from the homeowner’s record.

II. Additional Issues:

a. Water running from Inspiration Estates, across 45th, and into Cherry Creek Estates drains. – Faythe will write a letter to Inspiration Estates HOA requesting they limit or adjust water at the subdivision entrance by the park so as to eliminate water running into CCE drains.

b. Homeowner adjacent to Retention Pond – It appears that 2305 W. 45th Ave. is backwashing their swimming pool filter into the retention pond. Faythe will write a letter to the homeowner requesting they remove the pipe from the retention pond and discontinue this practice. She will also request they clear the weeds between their fence and the retention pond fence to limit hazard if/when we burn the pond debris.

c. Limited Access to Retention Pond – It is virtually impossible to bring equipment into the pond due to the steep bank inside the current gate. Jeff will request Ben approach Dale Ross regarding either relocating the gate to a more accessible location or bring in dirt to build a ramp.

d. Phase II Separation Letter – Faythe will write a letter to Dale Ross requesting he consider dividing Phase I and Phase II into two separate HOAs. Concerns were raised by several homeowners after the Annual Meeting concerning additional expenses to the current HOA for retention pond maintenance, fees for KID parcels, and maintenance of the Phase II boundary fence. In addition, it will be difficult for both phases to become one unit due to the physical location of both and being divided by the canal.

Submitted by Faythe Moore