



MEET THE BOARD

At the Annual Membership Meeting in November we had two additions to the Board, meaning the Board finally reached its full seven-member capacity. The new additions were Mitzi Higham and Jeff Hansen. Both have lived on Flag Way for 15 plus years. Mitzi has served on the Board before. Jeff is a postal carrier and our advisor on any challenges we have with the P.O. Boxes.

For the last several years, our neighborhood and HOA Board have been blessed by the service of Steve Schleiker, our El Paso County Assessor. With the new pandemic-related challenges Steve is facing at work, he is busier than ever so he will be stepping down from the HOA Board. If you see Steve, thank him for all his hard work!

CONTACT THE BOARD

Folks, if for any reason you have a question about anything HOA please feel free to contact any or all of the board members. Here is a list of our names and emails.

Amanda Brush: President

pinonranchhoa.president@gmail.com

Shawna Uehling: Architectural Review Coordinator

pinonranchhoa.memberatlarge2@gmail.com

Bradley Gildin: Vice President / Secretary

pinonranchhoa.vicepresident@gmail.com

Shane Smith: Treasurer

shane@imipromo.com

Mitzi Higham: Member At Large.

mitscolo@yahoo.com

Jeff Hansen: Member At Large.

uspsjeff@yahoo.com

HOA WEBSITE

We continue to fill out the website with monthly Board meeting minutes and other relevant documents.

www.pinonranchhoa.org

ANNUAL BLOCK PARTY UPDATE

The Board had planned a Cinco De Mayo party to kick off the summer, but the coronavirus forced us to change course. When it's safer to gather in large groups, we will have a Post-Corona Fiesta! :)

ARCHITECTURAL REVIEW

With the extra time we gained from the Stay Home order, many people are considering home and garden projects. Please remember that, per the covenants, any exterior changes to the home, roof, deck, lawn, shed, driveway, or property need to be submitted, in advance, to the Board for Architectural Review. Back yard improvements do require Board approval because even changes that aren't visible from the street can impact neighbors and property values. If your project just involves replacing like for like, such as replacing your current roof shingles with new shingles of the same color, Board approval is not required.

The Board makes every effort to review requests in a

timely fashion. The more complete the application details are, the quicker we can review it. For landscaping changes, an aerial or site plan view is most effective. Some of the more common changes are:



- Roof Shingles
- Painting of house or trim
- Landscape Changes- Xeriscape, adding or removing plants or trees
- Fence design or stain color
- Adding a shed, tree house, jungle gym, etc.
- Deck or patio changes



Finally, PLEASE submit your request BEFORE you schedule the contractor or buy materials. Nobody wants to be in a situation where money has already been spent on a project that cannot meet HOA approval requirements.

BEARS AND TRASH CANS

Last year the City passed a trash ordinance for the West side of Colorado Springs, aimed to protect both bears and people. Trash cans **MUST NOT** be left outside overnight between March and October, unless they are specialized bear proof trash cans. Please store your bins in a closed building such as a garage or locked shed and set them out the morning of trash collections after 5am. Typically Best Way collects our trash and recycling mid-morning.



THE USUAL SUSPECTS

As summer comes on, our lawns and homes require some annual maintenance to keep up our neighborhood's good appearance. Here are a few of the most common things that become a violation of the covenants if they are not addressed:

- 1) **Weeds in rocks, cement and yards** — Attack them early and often. Don't forget the ones in the lawn as well. Thistles and dandelions are both particularly troublesome as they spread aggressively from lawn to lawn. Thistles are a noxious weed in Colorado and require a lot of effort to kill.
- 2) **Edging along sidewalks** — Isn't it amazing how grass can struggle to grow in the yard, yet overgrow the cement?!? Please keep grass neatly trimmed so as not to impede the sidewalk.
- 3) **Low hanging tree branches over sidewalks** — Per City Code branches must be 7 feet above the sidewalk. This is fairly important as a branch can cause a pretty good cut on the head if it is walked or ridden into.



- 4) **Exterior Storage** — Please do not store maintenance equipment on the outside of your home. The most common items are: snow shovels, ladders, wheel barrows, lawn mowers, and gardening supplies and tools.

- 5) **Touch-up painting** — Check your home for spots that need a refresher. In particular, garage doors seem to get beaten up by the snow along the bottom edge and benefit from spot painting.

- 6) **Fences** — Keep your fence in good shape by painting or staining it as needed.

If you have any problems taking care of the above issues contact a Board member. We should be able to give some advice or even come over and help.

OUR P.O. BOX CLUSTERS

We had a request to please remind people not to park in front of our P.O. Box clusters. The mail carrier is not required to deliver the mail if the unit is blocked, so please, let's not have that happen. Park a few more feet up or down the street.

OVERNIGHT ON-STREET PARKING

This hasn't been much of an issue since everybody has been staying home, but just a friendly reminder that owners and residents are not allowed to park overnight on the street. Guests may park overnight on the street for up to 14 days. HOA members can avoid unnecessary notices from the Board by letting us know you will have a guest vehicle on the street.

That is all for now. Stay safe. Stay healthy. We will see you out and about in the neighborhood!

The Pinon Ranch HOA Board