



HIGHLAND PARK NEIGHBORHOOD ASSOCIATION, INC.

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Email: HighParkAssoc@aol.com

September 28, 2006

Greetings!

* NOTICE OF ANNUAL HPA MEETING: This is your official notice of the HPA Annual Membership Meeting, which will be held from 7-9 pm on October 5, 2006 at the log Black Forest Community Club building in the northwest quadrant of Black Forest and Shoup Roads. If you have items of business requiring attention at this meeting, please email them to us ASAP. Items not on the formal agenda will be handled on a time-available basis as items from the floor after the official business has been completed. Thank you.

* LOT MOWING: It has been a wet year, resulting in a bumper crop of weeds. Many owners have attended to their lot mowing, but we have a few who are in need of that service (if your newsletter has a red dot on the upper right corner, you are one). Please take care of the mowing in September. If you wish for the Association to have it done for you at your expense, please send a written request to us, and we will make it so. Contractors who do mowing are:
Zach Hoffman (719) 495-9299 Acreage Mowing (719) 683-4340
Lynn Christensen (719) 520-4211 Mark Bradley (719) 495-4311
Falcon Mowing (719) 495-3356

Owners have to maintain their lot, which runs all the way to the flow line of the ditch in most cases. Technically, the County is responsible from the lot line to the street, but most owners who want their lot to look nice will take care of it, since the County doesn't. The HPA only has an obligation to maintain the trail surface (and a maintenance was scheduled again this week), so owners are expected to mow their weeds along the trail to keep the trail in good shape.

* Enclosed are the Association policies that were recently adopted by the Board, and are posted to the website. Please note that these policies include covenant enforcement procedures that will have to be enforced (the outside parking of vehicles and trailers, included). We hope that owners will simply abide by the covenants, and not require unpleasant enforcement proceedings/fines.

* Our first annual picnic was a huge success, thanks, in large part, to the efforts of Marge and Richard Shuger. Thank you to all who participated, brought dishes to share, cooked, and otherwise made it a great day to come out and meet the neighbors. Our experience will make next summer's picnic even better. Enjoy the enclosed photos taken by guest, Pat Patrick.

* Official HPA notices are posted on the bulletin board by the mailbox at the roundabout at Forestgate/Cairngorm. We still send out written and email notices of membership meetings. Please do not tape personal ads and notes on the board, as it is only for HPA-approved documents; thank you.

* **WEBSITE:** The website is getting a lot of visits, and seems to be working well. All meeting minutes, newsletters, most recent financial statements, educational material (in the form of an FAQ section), and other HPA documents are posted in .pdf format on the website, so that all owners have access to them at any time. This saves us paper, time and postage by not having to mail such documents to those requesting them. To access the site, go to www.rawhide.net and click on Highland Park. You will find everything in the document archives. We want to thank The Rawhide Company, REALTORS® for providing the HPA website at no cost to us.

WATER: We continue to get questions about water meter readings, so here is a little FAQ?

Q: When do meters have to be read?

A: Oct. 31, Dec. 1, and Feb. 28/29 of each year.



Q: Does it really matter if we read them on the exact day?

A: As a legal matter, yes; it is a condition of the water rights decree for Highland Park. Also, the timing reflects water used during irrigation season and non-irrigation season.

Q: What does the HPA do with the readings?

A: Completes an annual report to the State.

Q: What if we use more than we withdraw more water than we are permitted to, or use it inappropriately?

A: The State has the authority to, and will curtail your well usage. The State looks at the Highland Park subdivision cumulatively. If the subdivision exceeds its allotment, action will be taken to bring it back in line with our decree. Such action could include having to buy additional water to make replacements to the stream systems our wells affect, resulting in a special assessment to pay for it. Water can only be used for normal household uses inside one single family dwelling, and irrigation of up to 5000 sq ft of lawn, trees and garden.

Q: How do we read the meter?

A: Most meters have a seven digit display, and they are read left to right. The seventh digit is typically a fixed or painted zero. We ask that owners provide all seven digits, rather than trying to interpret the number of gallons they have used. Our reporting form requires the actual reading, and it then calculates use. If someone sends us gallons used, or omits the fixed/painted zero, we will have inaccurate records, and must then visit the house for a new reading.

Q: What is the best way to handle reporting?

A: By email to the HPA (HighParkAssoc@aol.com). Water records are kept and reported to the State by lot number, not by address. It would be helpful if owners could state their lot number when reporting. If we only have your name or address, we have to look it up in the HPA records to get the lot number. A cross-reference table is enclosed to assist you.

Sincerely,
Highland Park Neighborhood Association, Inc.
Board of Directors