



NORTHMOOR ACRES HOMEOWNERS ASSOCIATION NEWSLETTER

Summer 2017

It's Summertime !!!

2017 Annual Picnic planned for September 23

Our annual picnic provides a great opportunity to have some fun, meet new neighbors and reconnect with neighbors that you may not have seen in a while. The picnic will be held on Saturday, September 23 beginning at 4:00 p.m. in the picnic area off of Northmoor Drive. The HOA will BBQ hamburgers and hot dogs and provide lemonade, water, plates, utensils, napkins, cups and condiments. Bring your favorite dish to share and a beverage, if you want something other than water or lemonade. Also bring chairs, table or any other items needed for your seating. Please come and be a part of your community!

THANK YOU:

THANK YOU! to these volunteers who showed up to help on Saturday, June 10. It was a very busy and successful day. Your assistance is greatly appreciated.

Roger Bruce
Byron Calvert
Carol Calvert
Jerry Carson

Kim Gardner
Donna Gillmore
Dave Klink
Ben MacFarlane

Susy Ruof
Wayne Salge
Robert Sprague
Jesse Strack

GOT Mail?

Most recently, the following was sent via email or U.S. post. If you did **not** receive or you know of someone who did not receive this via email, please inform the Board at BOD@northmooracreshoa.org.

- Fiscal year 2017-18 invoices were sent on June 5, 2017. The reason for sending this invoice was to document what annual assessments would have been required had they not been covered by the oil & gas bonus funds.

Code RED - Prairie Dog Sightings !!!!

The Board recently received word from a homeowner that they had seen a prairie dog in their front yard on Northmoor Drive. Because prairie dogs can be very damaging to our properties, *please* let the Board know immediately if you see any prairie dogs in the Northmoor Acres vicinity.

Light Pollution...

The Board has received comments about bright lights shining at night around residences. Please be considerate of your neighbors and try to keep the light pollution low. Thank you for your consideration.

Got Bugs?

There have been reports of lots of bugs in the trees this year. To prevent an epidemic in the overall neighborhood, the Board is suggesting that you have your trees checked and sprayed as needed.

Need Volunteers to Help Neighbors

The Board is checking to see who might be willing to help neighbors when they have an injury or medical condition and need some assistance. If you would like to volunteer to help, or need help yourself, please send a note to BOD@northmooracreshoa.org.

Structures/Fencing within Northmoor Acres

Too often, structures are being placed on lots without the required Architectural Control Committee approval. **All** structures, fencing, exterior remodels and paint color changes need approval before you start your project. If you do not submit a plan for consideration and wait the allowable up to 30 days review period, you may be required to remove the structure, or return your property to its previous state despite your time, effort and investment. Plans are required to be submitted, via e-mail to ACC@northmooracreshoa.org or in person to ACC Secretary Joanne Stroud by calling 970-587-0282, at least 5 days before the first Wednesday of any month. Please note that canvas or vinyl structures are not approved for use in Northmoor. The updated ACC guidelines and the required project submittal form can be found on Northmoor Acres' website at www.northmooracreshoa.org under the Architectural Review section.

Please note the ACC will consider a plan for 16 feet of "screening" to hide your stuff.



Those Pesky Goat Head Thorns!

Please continue to do your part to keep the front of your property clear of goat heads. Let's keep this a dog and bicycle friendly community.

Got Scrap Metal?

Wondering how to get rid of old scrap metal? Gary Aragon, at 970-405-4297 (via text or call), offers free pick-up from the main floor or garage (no basements) of any used appliance, or anything made of metal (propane tanks, grills, lawn furniture, parts, etc.). He will pay for vehicles.

Annual Community Garage Sale

The annual garage sale was held on Saturday, June 3. There didn't seem to be many households participating. If you did participate, we hope it was a successful endeavor for you. If you would like to have the HOA continue to sponsor an annual community garage sale, please provide your feedback to BOD@northmooracreshoa.org.

Tips & Reminders

- Be considerate about not mowing too early in the morning. Please wait until after 8:00 a.m.
- Children are out of school for the summer. There are more people out in the streets enjoying the weather! Please drive slowly in the neighborhood.
- If you are walking the streets past dusk, please wear reflective clothing.
- Remember to keep your pets under your control at all times and pick up after your dog.
- Remember that West Nile Virus is a public health concern. Please check your property for standing water and remove it. Protect yourself and your neighbors.
- If you are riding your horse in the street and it leaves a "gift" behind, please return and pick it up!

Serving our community:

Board of Directors BOD@northmooracreshoa.org

Susy Ruof	President	587-2596
Robert Sprague	Vice-President	587-5736
Ginny Hersch	Secretary	587-5627
Shawn Rieke	Treasurer	587-0959
Kim Gardner	Director	481-5415
Ben MacFarlane	Director	231-9159
Karen Overlin	Director	303-419-4092
Bonnie Smith	Director	344-7444
Valerie Tams	Director	412-8353

Architectural Control Committee (ACC) ACC@northmooracreshoa.org

Joanne Stroud, Secretary 970-587-0282

Barbra Ding	Chuck Krueger	Norm Thielbert
Ginny Hersch	Bonnie Smith	
Dave Klink	Art Szallar	

Property Maintenance Committee

Kim Gardner, Chairperson	Linda Gardner	Robert Sprague
Jerry Carson	Jim Overlin	Norm Thielbert
Mitch Cheek	Karen Overlin	

Governing Documents Committee

Deb Coulson, Chairperson	Kim Gardner	Robert Sprague
Jerry Carson	Linda Gardner	Joanne Stroud
Kathy Carson	Susy Ruof	