

MINUTES/Notes

Highlands Ranches Property Owners Association (HRPOA) Roads Committee Meeting February 13, 2020 @ 6pm – 7:30pm

Committee Members: Larry Austin, Carol Pittsley, Greg Adkins, Troy Batastini, Bob Maccario, Jess Lattin, and Doug Nataluk

Present: Larry Austin, Carol Pittsley, Greg Adkins, Troy Batastini, Bob Maccario, Jess Lattin, and Doug Nataluk

The HRPOA Road Committee met to informally discuss/brainstorm the following highlights and areas of concern:

- HRPOA Road Committee Group Norms
- A Comprehensive Annual Road Maintenance Plan to serve all property owners and focus on special projects (Northstar)
- Review Reserve Study Equipment and analyze condition/performance, insurance, and efficiency to perform specific tasks/con-ops of the machinery
- Aligning task to optimal options for the most efficient action plan – identifying/eliminating unnecessary equipment, when to rent, bidding, scheduling con-ops, deliveries, storing materials, treatments, and consolidation of maintenance, etc.
- Maintenance and treatment specifications for roads that have been built up with the asphalt grindings
- Procedure to notify property owners about scheduling and scope of road work as well as quality of operations – contracting with 1 acre crew, volunteers, or bidding based on project specifications and required skill
- Defining minimum requirements and guidelines for reasonable effort to maintain 4 wheel drive roads
- Establishing consistent protocol for real estate to get information to buyer prior to purchase requiring disclaimer signature – Annual Road Plan, Road Conditions, CCNRs, Budget, and maintenance with definition of reasonable effort

Action Plan/Follow Up Items:

- Members to meet to review/update inventory reserve fund equipment (Larry and Jess)
- Repair pothole (Greg)
- Arrange 1 hour meeting with agency attorney to establish legal descriptions of reasonable effort maintaining 4 wheel drive roads (Bob)

Next Meetings:

- March Monthly HRPOA Board Meeting
- Road Committee Meetings – 2nd Wednesday of each month 6pm @ the Highlands Fire Station, 2610 Cartwright Road – All are welcome!

Con-ops = Concept of Operations