



Outlook

Greenery and Ponds Status Report

From Somerset Estates HOA <info@SomersetEstates-HOA.com>

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To Astrid Kirschenbaum <astridk@somersetestates-hoa.com>



Greenery and Ponds Status Report

July 13th, 2026

Current Plan for Estate Greenery and Ponds given Water Restrictions

Access to water this year has been difficult. Estates began with little free river water this season but due to early spring rain, our 13+ water shares, and AI's capability to find another 10 water shares, the Estates' greenery has been maintained at a reasonable state.

The main goal at this moment is to keep the Estates greenery in good health. Given the restriction in water, so far the watering rate has been kept a 90% or normal but will not be adequate to fill the ponds. The strategy is watering out of Pond 2, but keeping its level low, avoiding the main leakage areas in this pond. Any excess water we have a chance to store for a short time will be directed to ponds 8 and 9, for they are the two ponds that are not leaking. Ponds 3, 4, 5, 6, and 7 will not be filled given the lack of water.

The circulation of the ponds will also not occur this year due to lack of water

and the need to minimize evaporation. Therefore, to keep the health of these ponds, we are implementing a special program thru a professional pond vendor to aerate and apply special chemicals. (See Management Plan below). The chemical service of the ponds will begin the week of July 13 and run every other week thru the end of the season.

Management Plan - from Colorado Ponds

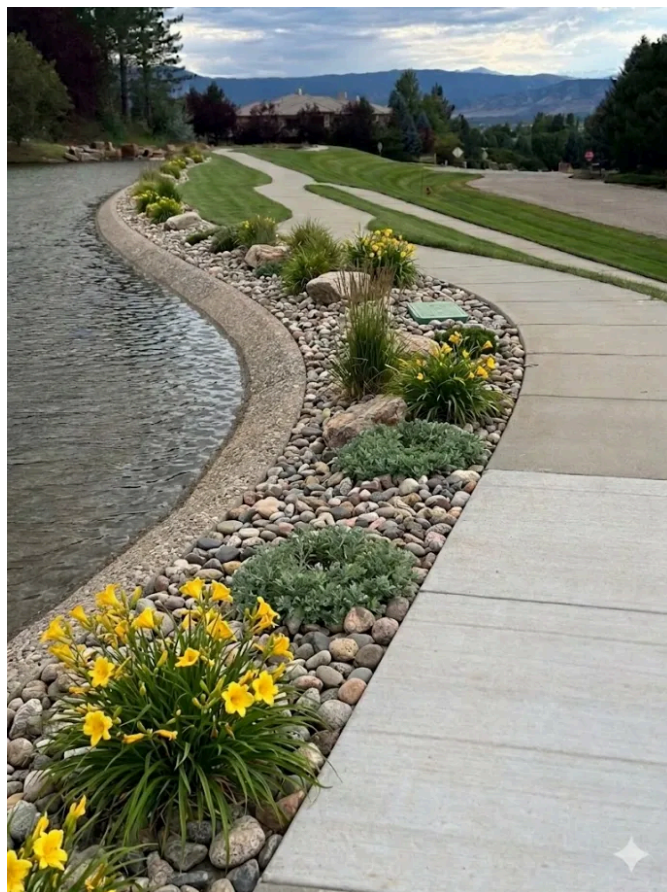
The goals of this management plan are to control existing algae and aquatic vegetation, reduce nutrient availability within the water column, and improve the overall health of all the Somerset ponds.

This estimate includes a combination of aquatic herbicides and algaecides to manage the filamentous and planktonic algae, as well as the pondweed and other aquatic vegetation observed during my site visit. It also includes applications of ACH, a phosphorus-binding product that makes phosphorus unavailable for algae and aquatic vegetation to use as a nutrient source. In addition, pond dye will be used as a preventative management tool to help reduce sunlight penetration and limit future algae and vegetation growth. Together, ACH and pond dye will serve as proactive measures to help maintain healthier pond conditions throughout the season.

As noted above, aerators will be used in ponds that are not circulating: ponds 7, 8. 9. These will be placed in ponds 8 and 9 and have already been placed in Pond 7.

Ponds 2 and 3 Project Update

Working with Steve Dewitt, the design concept for ponds 2 & 3 area was created with a washed concrete color, river rock with sporadically placed boulders and plantings.



Garrett Quackenbush has recently completed cleaning out most of Pond 2 to 3 stream, waterfall and waterfall collection basin.

Andrew Fowler is leading the finalization of the engineering design concept for Ponds 2 & 3 with new pond liners. Andrew has now directed our engineers Lamp Rynearson to update and finalize drawing details with engineered sections and bid documents. The plan is to have the bid package completed by the end of July to be issued to contractors and received back by the end of August. The work for the ponds is estimated to commence in October and continue through the winter. Ponds 2 & 3 will not be filled until the ditch water starts to flow in April 2027.

Ponds 4-7

The decision process for ponds 4-7 is under construction by the Board at this moment.

And..... we all thank you for giving us a small summer break after the Pond 2/3 vote!

Upcoming Events at a Glance

Please monitor the SEHOA website for any schedule changes: somersestates-hoa.com.

Board Meeting - July 21st at 12:00PM via ZOOM. Please see our [SEHOA website](#) for the LINK.

Somerset Estates Book Club - August 4th at 4:00PM. Please contact Paula Hemenway at p.hemenway@comcast.net to be added to the group.

Home Rule Incorporation Information Meeting - July 28th at 6:00PM at Rocky Mountain Christian Church.

Contact SEHOA

Association General Information

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