

SOMERSET ESTATES HOMEOWNERS ASSOCIATION

Maximizing Home Values, Quality of Life, Positioning as Premier Community

What's Up #38: February 7, 2020

Annual Homeowners Meeting - March 10th at 7pm

A friendly reminder that all Somerset Estates homeowners are invited to attend **the Second Annual Homeowners Meeting at 7 PM, March 10, at the Mountain View Fire Station on Niwot Road**. If you are unable to attend, please return the proxy recently sent by mail. (Or you may [click here](#) for an electronic version of the proxy to print.) The agenda will include a review of actions taken over the last year, our current status, plans for the future and the election of two executive board members.

If you are interested in running for the board, please contact Marc Arnold at marc@somersetestates-hoa.com. A candidate information form will also be included with the mailed meeting notice.

SSTC Information Posted

The Somerset Swim and Tennis Club (SSTC) is a separate non-profit entity. Its membership roster (including active and inactive members) includes all Somerset Estates homeowners. Our homeowner association (SEHOA) does not administer, control or represent SSTC. As a courtesy to our homeowners, however, we added a new tab on our website which leads to an informational page that can be seen [here](#). **SSTC's governing documents and other information are posted here as a convenience.**

Walking Path Snow Removal

Somerset Estates homeowners often enjoy the many opportunities to walk throughout our neighborhood and adjacent open space paths. SEHOA has traditionally contracted to have snow removed from our concrete sidewalks. The connecting paths between our streets and the open space, however, have always had to wait for a natural thaw. For the first time in our community's history, **snow removal now includes the asphalt pathways that lead from our streets to the open space.** This improved access is one of the many improvements made possible by the community's ongoing support. Thank you and see you on the trails!



Draft Lot Easement Policy Posted

Our thanks again to the many homeowners who participated in the community's recent efforts to renovate and upgrade the appearance of our individual properties. Similarly, the board took steps to address many previously deferred maintenance issues. As a result, **Somerset Estates saw an impressive improvement in its appearance over the last year.**

As we move forward, **the community will benefit from greater clarity with**

respect to areas on private property, yet subject to various easements.

Adopting a suitable policy will support further improvements as the board works to improve home values and upgrade the overall look and feel of the neighborhood.

After extensive consideration, the board is proposing adoption of the Draft Lot Easement Policy, now posted on the SEHOA website and available [here](#). **We welcome homeowner input and encourage you to submit comments** via email to info@SomersetEstates-hoa.com, the Anonymous Survey link below or by attending the upcoming board meeting. Depending on homeowner input, we anticipate considering the proposed policy for approval at the Feb 25th executive board meeting.

Book Club Meeting March 31

The next book club meeting is Tuesday, March 31 at 11am at the home of Beth Ryan, 8061 Bellflower Ct. Beth has selected *Once Upon a River* by Diane Setterfield. Please mark your calendars and start reading! We always welcome new attendees - a long term commitment is not required. If you'd like to be on the book club email distribution list, please let Paula Hemenway know at [p.hemenway @comcast.net](mailto:p.hemenway@comcast.net).

Upcoming Events at a Glance

There is a lot going on in and around SEHOA! Make a note of the following preliminary dates and join in. These are all subject to change, so be sure to monitor the SEHOA website for any last minute schedule changes.

Executive Board Meeting - February 11, 2020

The SEHOA Executive Board will hold two meetings **February 11, at the Niwot Fire Station**. A closed executive session to receive advice from counsel will begin at 5:00pm, followed by an open session beginning at 6:30pm.

Executive Board Meeting - February 25, 2020

The SEHOA Executive Board will meet **February 25, 6:30pm, Niwot Fire Station**.

Annual SEHOA Homeowner Meeting, March 10, 7:00pm, Niwot Fire Station

Contact SEHOA

Association Name and Address

Somerset Estates Homeowners Association
P.O. Box 621
Niwot CO 80544

Website

SomersetEstates-HOA.com

Property Management

TrioProperty@comcast.net

Inquiries via email

Info@SomersetEstates-HOA.com

Board Members

Marc Arnold, President
Marc@SomersetEstates-HOA.com
(Two Year Term Expiring March 2021)

Bill Harris, Vice President
BillH@SomersetEstates-HOA.com
(One Year Term Expiring March 2020)

Paula Hemenway, Secretary
Paula@SomersetEstates-HOA.com
(Two Year Term Expiring March 2021)

Herb McPherson, Treasurer
HerbM@SomersetEstates-HOA.com
(One Year Term Expiring March 2020)

Mark Jensen, At Large
MarkJ@SomersetEstates-HOA.com
(Two Year Term Expiring March 2021)

SEHOA Contacts

Architectural Control Committee

Larry Becker, Chairman
LarryB@SomersetEstates-HOA.com

Scott Abrahamson, Secretary
ScottA@SomersetEstates-HOA.com

Barbara Stager
BarbS@SomersetEstates-HOA.com

Bob Uhler
BobU@SomersetEstates-HOA.com

(send ACC requests to LarryB@SomersetEstates-HOA.com)

Social Committee

Richelle Burnett
richelleburnett@gmail.com

Welcome Committee

Anita Harris, coloradoanita@gmail.com
Richelle Burnett
Kamla Chopra
Beth Ryan

Water Committee

John Ryan, Chairman
JohnR@SomersetEstates-HOA.com

Bob Uhler
BobU@SomersetEstates-HOA.com

Marc Arnold
Marc@SomersetEstates-HOA.com

Paula Hemenway
Paula@SomersetEstates-HOA.com

Road Repaving Study Group

Andrew Cousin, Chair

Doug D'Apuzzo

Bill Harris

Danny Lindau

Community Contacts

Niwot Community Associations

We are fortunate to live in a warm and inviting area. Click here to explore our many neighborhood associations.

Anonymous Survey

Go ahead... tell us what you really think!

[Click to send an anonymous message to the board](#)

In Case You Missed the Last Issue

Click here to read the last newsletter which included the following topics:

Annual Homeowner Meeting

Niwot Incorporation Study Committee Open House

Upcoming Events

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