

**CLYDESDALE PARK HOMEOWNERS 'ASSOCIATION**  
**Board of Directors 'Meeting**  
**Tuesday, March 11, 2025**  
**4657 Shetland Lane**  
**5:30 PM**

A Meeting of the Clydesdale Park Homeowners 'Association Board of Directors was held on Tuesday, March 11, 2025 at 5:30 PM. This meeting was held at Terry Putman's house located at 4657 Shetland Lane, Fort Collins, CO 80524.

**BOARD OF DIRECTORS**

Terry Putman  
Robert Schwarz  
Chad Haight  
Michael Sutton  
Merritt Logan

**ABSENT**

Justin VanAlstyne

**TOUCHSTONE PROPERTY MGMT**

Amie Andre

**HOMEOWNERS PRESENT**

Tony Cure, Quality Wells  
Terry Coss  
Tom Mills  
Dave Humphrey  
Bob Caster  
Estel Fuller

**CALL TO ORDER**

President Terry called the meeting at 5:32 PM. A quorum to conduct business was established. All were thanked for attending.

**HOMEOWNER CONCERNS**

There has been some concern of non-resident fishing at the. This is discussed further under New Business.

**MANAGEMENT REPORT**

**Approval of Minutes - *After review, Michael made a motion and Merritt seconded to approve the January 7, 2025 Board Meeting Minutes. The motion passed unanimously.***

**Review of Financial Statements-** The February 2025 financials were discussed. As of March 3, 2025, the current financial condition of the Association is as follows:

Checking Account:	\$108,969.16
Reserve 1:	\$290,824.61

There are currently 4 delinquencies. Statements have been sent out. The Board would like to transfer the surplus from the Budget to the reserves. ***After discussion, Chad made a motion and Merritt seconded to enter the Financials into the Association's records. The motion passed unanimously.***

**Covenant Violation Report** – The Board briefly discussed Covenant Violations. Letters will be sent to the Owners, as needed.

### **COMMITTEE REPORT**

#### **Architectural Control Committee (ACC) Notes -**

**Easter Egg Hunt** - The Easter Egg hunt will be held April 19, 2025 at the park. The Social Committee will donate eggs and bring candy.

**Pond Committee** - There will be no watering at this time. The Goosinator is being used to deter the geese. The Board briefly discussed a community clean-up day, if needed.

### **UNFINISHED BUSINESS**

**Irrigation Pump and Filter Replacement** – In 2022, the Clydesdale Park HOA Board approved funding to commission a study of the irrigation system that was done by Aqua Engineering. The objective of this evaluation was to review existing conditions and prepare recommendations for upgrading or replacing the irrigation system that need to be considered when the HOA updates their Reserve Study. Specific tasks include:

- 1) Complete a site investigation to study the existing system and controllers, operation and issues. **DONE**
- 2) Study the existing design/zoning to determine is watering could be accomplished in a 12-hour watering window. **PROPOSED 2025 PROJECT LISTED BELOW WILL ACCOMPLISH THIS.**
- 3) Evaluate sprinkler coverage. **DONE FOR POND AND PARK**
- 4) Estimate the remaining useful life of the existing system and conceptualize a replacement schedule. **ONGOING**
- 5) Prepare recommendations for upgrading the controllers.
- 6) Prepare recommendations for phased renovations and an estimate of the construction cost. **DONE**

It is requested that funding be approved from the Clydesdale Park HOA Reserve Fund to continues these renovations.

Proposal:

- 1) Replace pump filter with new filter system. Old filter has never been replaced. We are spending between \$10,000 and \$12,000 per year replacing stopped up sprinkler heads.
- 2) Replace Pump Station: The existing pump station should be replaced. It is recommended that the flow be increased to 400 GPM to shorten the watering window. The replacement would likely include some mainline and backwash piping. It is unknown at this time if changes to the electrical power supply would be required. Cost is \$87,105.26 that includes the new filter system.

***After discussion, Merit made a motion and Michael seconded to approve \$87,195.26 for the replacement of the filter system and pump station. The motion passed unanimously.***

**Trees** - The Board would like to replace a tree in the summer of 2025. A tree in the park is half dead. The Board will consider funding once an assessment is completed.

**Fishing in the Pond** - Concerns were raised about non-residents fishing at the ponds. The Board discussed the idea of having volunteers assist with pond patrol, asking them to wear safety vests and provide backup. It was discussed to have two (2) Board Members approach anyone that does not appear to be a Resident to discuss the Association's Policy of Residents only. If this does not deter the activity, the Security Company would be contacted for further enforcement. The Clydesdale Park HOA Fishing permit must be worn to clearly indicate if you are a resident and have access to fish at ponds. A reminder in the Newsletter will ask Owners to watch for non-residents fishing in the pond and signs will be posted to further discourage it.

Tom Mills asked why people were fishing in the pond, noting that the main reason is to catch fish. He proposed removing or killing the fish in the ponds and suggested having Eco Rescue treat the ponds. He also raised the question of whether carp helps the ponds and whether removing the carp and adding bass would be beneficial to the ecosystem if carp isn't useful. Terry expressed a preference for keeping the fish, as removing or killing them could be expensive. He will create a plan and allow homeowners to vote on the matter. **Post Meeting Note:** Instead of Board Members approaching any non-residents, the Security Company will be contacted to address the situation.

## **NEW BUSINESS**

**Appeal for ACC decision on cover in lieu of Turfgrass Action** - Bob inquired about the denial of his ACC request. He explained that he wanted to add artificial turf to reduce the use of City water, suggesting it could be a good experiment for the Association. Terry mentioned that he could not find a comparable yard, but Bob is allowed to complete the project. However, if the Board is not satisfied with the outcome, Bob will be required to revert the yard back to its original state. A review will be conducted one year from now. ***Robert made a motion to approve the ACC request subject to converting it back if it does not meet the standards of the Association. Merrit seconded and the motion passed unanimously.***

**Feeding Geese Issue** - The Board strongly discouraged feeding the geese, as it is not only unhealthy for the geese and ducks but also contributes to an increased risk of bird flu. While feeding the geese is not illegal, it can have negative effects on the animals. Touchstone will send out a courtesy letter to inform residents and will update the Association's policy on this matter. Additionally, ***The Board made a motion, which was seconded, to send a friendly letter to homeowners. The motion passed unanimously.***

**Proposal for updated Car Charging Policy** - State legislature changed and the Association attorney reviewed and updated the currently policy. Homeowners will have to hire a licensed electrician to do the work. ***Merritt moved to accept the updated policy. Robert seconded and the motion passed unanimously.***

**Vote on Insurance Contract** - The Board reviewed different insurance policies. The best price was \$6,347 annually. ***Robert motioned to accept the insurance policy. Chad seconded and the motion passed unanimously.***

**Next Board Meeting:** The next board meeting will be held May 13, 2025. **Post Meeting Note:** The Board Meeting was changed to May 12, 2025 at 6:00 PM.

**ADJOURNMENT**

*With no additional business to come before the Board, Merritt made a motion to adjourn the meeting at 7:20 PM. Robert seconded and it passed unanimously.*