

NEWSLETTER

www.adrielhills.com

bill.tremblay@gmail.com for email communications

Bill Tremblay 226-0311

Manager's Review

April 2019

Well, we're off with a roar and not a dull or quiet roar. Of course if you have been in the active roofing zones or in your home during re-roofing you know this.

Special Meeting of Owners: As you all know we typically only do one general membership meeting a year which is the annual meeting. As well as the March 12th membership meeting went, great venue, great snacks, great presentation, great Q & A session and great attendance maybe we ought to get together more often. Don't tell Bonita I suggested that as it is a tremendous amount of work for her but she sure is good at it.

We truly appreciate the turn-out by owners and non-owner residents. In advance of the re-roofing presentation the members discussed and asked questions regarding the initiative to reduce the number of board members from nine (9) to seven (7) beginning 2020. The vote to go to seven (7) board members was overwhelming with over $\frac{3}{4}$ of those voting in favor. Thanks again to all who attended.

Re-Roofing: As of this writing we are one week into the estimated 10-12 week project. The roofers make great progress each day and are running a very tight job site.

We expect various inconveniences to occur with a project of this scope but greatly appreciate everyone's patience and cooperation. Most of the roadways and routes in our community have another way

around. If at all possible, please take the route that avoids the re-roofing area. When it comes time for some of the tight dead ends i.e. Adriel Way, Adriel Circle, Heber Dr., Elim Ct., etc. access and parking in these areas may be limited or restricted during re-roofing.

Other Projects

Exterior Building Repair: Jake Brown, Brown Dog Construction continues building repairs and improvements to Building-41. In addition to repairs the two owners with decks determined to have Jake replace their wooden deck railings with new metal and composite deck railings. This improvement has become more and more popular with owners realizing several benefits.

First, the opportunities for owners to upgrade or change the exterior appearance of their home is limited. The replacement of deck and courtyard railings (as numerous owners have done) is probably the most impressionable exterior upgrade a home-owner can implement. Not only does this update the exterior appearance of your home but most likely increases the value. The metal deck railings also enhance views from decks as the railing pickets and railings themselves are narrower or a smaller profile minimizing view obstruction. If you would like more information regarding this up upgrade for your home, please contact the office.

Crack Fill: The annual community wide asphalt project is scheduled for April. This project typically creates minimal inconvenience for coming and going but

PLEASE SLOW DOWN WHEN DRIVING BY THE CRACK FILL CREW!

Clubhouse Carpet Clean: All floors in the clubhouse are scheduled to be cleaned on April 17th. For this project to be effective and efficient the clubhouse will be closed in its entirety until 3:00 p.m. on the 17th. This will provide the opportunity for a thorough cleaning of all floor areas and dry time. The 3:00 p.m. opening will only be the lower floor access through the west gate and door to access mail area. The clubhouse will reopen completely 8:00 a.m. Thursday, April 18th.

The Crew: Robert, Shane and Danny think they may be able to put away the snow shovels and plows; however, it is Colorado. As conditions permit which at the moment are very favorable, they are enlarging some of the tee boxes, raising & regrading low spots on the golf course and tank watering greens, etc. In addition they continue to address miscellaneous grading and landscape issues.

Bonita once again pulled off another smoothly-run meeting. The "Special Meeting of Homeowners" process prior to and at the meeting is very similar to the annual meeting. Bonita also emailed the meeting minutes, zone map and Premier flyers to homeowners who were unable to attend. Thank you Bonita for another well organized presentation.

Golf Course: As the season begins, we remind golfers that they must yield to all golf course maintenance operations. Adriel Hills does not have a dedicated golf course crew starting at 4:00 a.m. daily as for-profit and club courses have. Golf

course maintenance must be done during the course of the day. The Adriel Hills Rules and Regulations clearly indicate that all golfers must yield to maintenance operations; this is of course for the safety of the maintenance crew. **Those choosing to endanger the crew are endangering their privilege to golf at Adriel Hills.**

Speeding: As long as we are reiterating rules, let's try a different approach to the speeding issue. Bottom line, folks, the majority of our speeding issues is Us – community members/residents. I believe part of the problem besides being in a hurry is you enter the community from roadways where you are most likely driving forty to fifty miles per hour. When you enter Adriel Hills you are slowing down, you think. In reality many are still driving 35 miles per hour. Very frankly in addition there are several of you who apparently just have a bad habit.

This is your community, please slow down; not just today but develop the habit of slowing down as you pass the sign that says "AH". Think, I am in Adriel Hills now "Ahhhh!" "I am out of the rat race and I can slow down now." Thanks, Ralph

APRIL BLURBS/REMINDERS

THANK YOU!: I would like to thank all volunteers for helping at the Special Meeting of Owners. All it took was one email and within a day all five wonderful ladies replied, "Yes, I would love to help!" So thank you to Lydia Augustine, Kate Engel, Sara Fry, Jean Gillespie and Sharon Simon! You were a huge part of why and how the meeting went so smoothly. **THANK YOU!!!**

Recycling: Recycling is great; however, please be sure you are following Larimer County recycling regulations. Attached is an excerpt from Larimer County website with guidelines to follow. **Please do not throw plastic bags into the recycle totes.** Please throw all plastic bags away.

Pet Cleanup: Per Rules and Regulations all residents must clean up after their pets. If you notice that someone is not cleaning up after their pet, please put in writing for the Adriel Hills office the date, time, dog owner and location so a violation notice can be sent.



What can be recycled curbside

Please view the photo below to see what can and cannot be recycled curbside. (Contact your trash and recycling hauler for specific requirements.) You can recycle cardboard, glass bottles and jars, metal cans, plastic bottles/jars/jugs and tubs, and paper/paperboard, including cartons.



Please follow this handy guide for curbside recycling.
 * Stained items can be recycled elsewhere.
 Learn more at lccgov.com/recycle or lccgov.com/9-1-1.



Recycle at Home

In Larimer County, curbside recycling is available for most households either through their municipality or a local hauler. With some haulers, it is advantageous to recycle more items and reduce the size of your trash cart, as pricing is based on cart size. If you live in an area where curbside recycling is not available, you may use the recycling drop-off bins at the landfill and residential convenience centers.

Single stream recycling is the method used for recycling collection in Larimer County. This means that all recyclables can be collected in the same container to be transported to the recycling center. Recycling pickup typically occurs once every two weeks.

It isn't rocket science, but it can be confusing

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- Just because it's plastic or paper doesn't mean it's recyclable!
- Ignore the chasing arrows symbol; that doesn't necessarily mean it's recyclable.
- Recycle only plastic *containers*, and *only* if they're one of four shapes: bottles, jars, jugs and tubs.
- Most paper can be recycled but the main exceptions are as follows: do not recycle paper towels, paper plates and paper cups.
- All paperboard boxes can be recycled except for boxes from the freezer.
- Containers made of mixed materials should not be recycled (such as: Pringles containers).

How to recycle properly

- Ensure containers are clean, empty and dry.
- Flatten cardboard boxes.
- It's okay to leave labels and lids on.
- It's okay to recycle paper products with tape, rubber bands and staples, and envelopes with windows.
- Use a spatula or spoon to remove excess product from containers such as peanut butter and dressing.
- Do not recycle plastic bags in your recycle cart!

How to recycle items not accepted curbside

The City of Fort Collins has a comprehensive [A-Z Recycling Guide](#) that provides alternatives to throwing items away. View our [A-Z list](#) for disposal options for various waste items, on-site at the landfill.

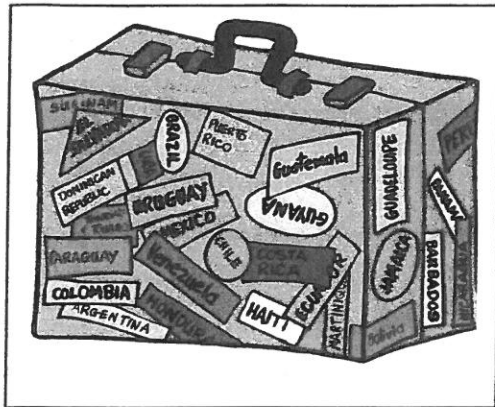
What happens to my recyclables?

Recyclables are collected and transported to the Recycle Center at the landfill. After they are unloaded inside the center, fiber (cardboard and paper) is separated with an OCC Screen, baled and shipped directly to market. Remaining recyclables are transported to a Materials Recovery Facility (MRF) where they are separated and prepared for marketing to a manufacturer that uses recycled content for new products.

At the MRF, various methods separate the mixed recycling based on material type. Screens isolate fiber from containers, air jets sort heavier and lighter plastics, optical sensors separate plastics by polymer type or color, and magnets and eddy currents (powerful magnetic fields) separate steel from aluminum.

Visit the [Garbage Garage Education Center](#) to learn more about recycling and other sustainable waste solutions. It's fun, free, and educational!

TRAVEL NIGHT @ Adriel Hills Club House



Wednesday,

April 10th

6:30-8:30pm

Hopefully, a monthly event if interest is good, come get out of your 'armchair' and enjoy an evening of travel industry 'know-how'. For the 1st night, we'll de-mystify all those aspects of travel and traveling you were wondering about:

'Everything you always wanted to know about the travel industry, but were afraid to ask'

- Why do airlines bump passengers on a sunny day?
- How can I avoid luggage fees?
- How do I find the best deals?
- Where did all the travel agents go? How do they make money?

Bring your own questions and experiences! Kate Engel, an Adriel resident, will host this meeting. She spent 30+ years in the travel industry working in all aspects...from airlines to hotels to tours.

Nowadays, she plans her own trips – from budget to luxurious....adventure to relaxation, and just returned from 2 months in Asia. No RSVP needed, just show up!