



HORSESHOE RIDGE HOMEOWNERS ASSOCIATION

P.O. Box 151, Fruita, Colorado 81521

www.horseshoeridgehoa.com

April 2, 2013

Homeowners,

The Annual meeting for 2013 is scheduled for May 20, 2013 at 7:00 PM at Kathy Selover's house at 1359 Horseshoe Drive. If you have any topics that you would like to discuss, please let one of the HOA Officers know as soon as you can.

This letter covers several topics that need some clarification since our last meeting in 2012. We will probably discuss some of this at the Annual Meeting, but we wanted to get this out to you before the year gets too far along.

IRRIGATION WATER:

As most of you are aware, Colorado is still in a drought. This winter's snow fall has not even been average and this is coming on the heels of last year's record drought and heat. In an effort to better understand this, Mike Stolle met with the Superintendent of the Grand Valley Irrigation Company (GVIC), Mr. Phil Bertrand. Mr. Bertrand's message is that water for the Grand Valley will be carefully managed this summer and most likely, water users will see shortages from time to time. All users need to expect to get less water than in abundant years including us here in Horseshoe Ridge.

In order to deal with this shortage, all of us in Horseshoe Ridge need to work together to 1) conserve water whenever we can, 2) be aware of other users requirements, and 3) stay informed with what is going on with the water.

There is an abundance of information on how to conserve water. Check out the information at: www.irrigationprovidersgv.org. The days when it was OK to have water running down your driveway into the street are gone. We all need to be good stewards of this precious resource.

Unlike most other subdivisions, Horseshoe Ridge has about 60 acres of hayfields that require a substantial amount of water. We will continue to have a farmer lease the fields this summer, as in the past. There is a procedure that the farmer uses for watering the fields that requires him to request a certain amount of water over a period of time. Then, GVIC will adjust the flows in their canals to meet that request, along with requests they get from other water users. Then the farmer waters the fields according to his request.

In past summers, some homeowners in Horseshoe Ridge have turned off the farmer's water because they wanted to water their lawns or gardens. When that happens, it really messes things up for both the farmer and the folks at GVIC. First, the farmer thinks his

water is on, but it really isn't, 2) the water that was requested wasn't used, and 3) the water that GVIC put into the canal for the farmer's request didn't get used and eventually flows back into the river or causes the canal to overflow at some point down the line.

It takes almost 24 hours to water some parts of our hayfields. If that is interrupted, the farmer will have to start over again which is a waste of water and time.

For these reasons, it is imperative that no one should turn the farmer's water on or off or adjust it in any manner. If you notice any apparent problems, please contact one of the HOA Officers as soon as possible.

The HOA will post the farmer's watering schedule on the Heritage Property Management Website (www.hpmgj.com) so that homeowners can see when he is watering and how to plan accordingly. There will be times when portions of the homes in the subdivision will have reduced or no irrigation water.

RV and TRAILER SCREENING:

At our Annual Meeting last year, any homeowner who wanted to keep an RV, travel trailer, boat or fifth wheel outside on their property, was instructed to provide a screening plan pursuant to the CC&R's, to the ACC for approval. With the exception of new owners who have moved in since that meeting, all effected homeowners have complied. The completion date for the screening outlined in these plans is August 31, 2013. If you are unable to meet this date, please contact the ACC to work out some other schedule. For new property owners who want to keep a recreational vehicle on their property, please contact an ACC member and work up a suitable screening plan.

RIDING ATVs and MOTORCYCLES:

As a reminder, the CC&R's prohibit riding ATVs and motorcycles in Horseshoe Ridge. ATVs can be used on your own property and motorcycles may be ridden to and from your property on the public roads. Neither ATVs nor motorcycles may be ridden on any Outlot within the subdivision.

WEED MANAGEMENT:

The spring weeds are coming up fast. It is a Mesa County requirement and a requirement in our CC&R's that all of your property be treated for weeds. This can be as simple as mowing, or you may wish to treat the weeds chemically. We have several areas that have really bad Goat Heads and Knap Weeds. Both these weeds are on the Colorado Noxious Weed list and you can get assistance from Mesa County in treating them. Check out the Mesa County website for more information. If that is your property, please don't let these weeds bloom and spread this year. Goat heads that grow along our roads spread seeds very quickly and will soon be everywhere if not treated.

JERRY GRAVES

President Horseshoe Ridge HOA