

VENTANA COVENANT COMMITTEE

Board Meeting

Will be held via Teleconference

Wednesday, March 10, 2021 following Ventana Metro Board Meeting

Eric Farrar - Term to August 2021

Jennifer Herzberg – Term to August 2021

Vacant - Term to August 2021

**** Please join the meeting from your computer, tablet or smartphone****

<https://global.gotomeeting.com/join/622480501>

You can also dial in using your phone.

United States: +1 (646) 749-3129

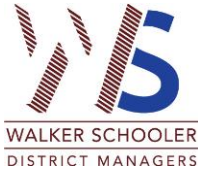
Access Code: 622-480-501

Public invited to attend

MEETING AGENDA

1. Call to order
2. Declaration of Quorum
3. Approval of Agenda
4. Regular Business Items (These items are routine and may be approved by one motion. There will be no separate discussion of these items unless requested, in which event, the item will be heard immediately)
 - a. Approval of Board Meeting Minutes from February 5, 2021 (enclosed)
5. Architectural Submission Review
 - a. 10944 Lavanya Place (enclosed)
6. Management Matters
 - a. Covenant Violations Review (enclosed)
 - b. Small Library on Metro Property (enclosed)
7. Legal Matters
 - a. Appoint Vacant Position
8. Public Comment
(Limited to 3 minutes and only for items not on the agenda)

10. Other Business:
Next Regular Schedule Board Meeting: June 9, 2021 following Ventana Metropolitan District Board Meeting
11. Adjourn



VENTANA COVENANT COMMITTEE

Special Board Meeting
Via video and telephone conference
Friday, February 5, 2021 – 10:00 a.m.

Jennifer Herzberg - Term to August 2021
Eric Farrar - Term to August 2021
Vacant - Term to August 2021

Directors in Attendance Were:

Jennifer Herzberg
Eric Farrar

Also in Attendance Were:

Rebecca Hardekopf, Walker Schooler District Managers
Mr. Anderson, Member of Community

MINUTES

1. Call to order: Director Farrar called the meeting to order at 10:00 a.m.
2. Declaration of Quorum: Director Farrar confirmed a quorum was present.
3. Approval of Agenda: Director Herzberg moved to approve the Agenda; seconded by Director Farrar. Motion passed unanimously.
4. Review Architectural Submission
 - a. 7598 Benecia Drive: Ms. Hardekopf explained the architectural submission being reviewed is a shed request on a corner lot. Mr. Anderson explained he originally wanted the shed placed on the southwest corner, but there are utility holes in his backyard and there is not enough room to be set on that corner. He also explained his backyard does not have enough width to set the shed off of the grass, so he is requesting to set the shed on the northwest corner. Mr. Anderson confirmed it is an 8' x 8' shed that is 9' tall. The shed will be painted the same color as the house as well as the trim and will have matching architectural shingles. Director Herzberg commented that it is a common request due to the location of the utilities. Director Farrar moved to approve the architectural submission request for 7598 Benecia Drive; seconded by Director Herzberg. Motion passed unanimously. Mr. Anderson thanked the Board.
5. Legal Matters: Ms. Hardekopf noted that she has not received any interest on the vacant board position, so she has posted it on the website, Facebook, and mailed out Newsletters that

includes a note about the vacancy as well. Director Farrar said he spoke with someone this morning who did not know about the vacancy and may be interested.

6. Public Comment and Public Sign-In Attendance Sheet: There was no public comment.

7. Other Business:

Next Regularly Scheduled Board Meeting: March 10, 2021 following Ventana Metropolitan District Board Meeting.

8. Adjourn: The Board adjourned the meeting at 10:10 a.m.

Respectfully submitted,

By: _____

Secretary for the Meeting

THESE MINUTES ARE APPROVED AS THE OFFICIAL FEBRUARY 05, 2021
MINUTES OF THE VENTANA COVENANT COMMITTEE BY THE BOARD OF
DIRECTORS.



Ventana Metropolitan Architectural Submission/ Application Form

Home Owner (applicant): Sam Sinclair Account #: _____
 Property Address: 10944 Lavanya Pl Fountain Co Zip: 80817
 Tenant/ Renter (if applicable): _____
 Other Home Owner (if applicable): Katherine Sinclair

Home Owner Contact Information:

Day Time Phone: _____ Night Time Phone: _____
 Mailing Address (if different than property address): _____
 State: _____ City: _____ Zip: _____
 Email address: samuelTSinclair@gmail.com

Tenant Contact Information (if applicable):

Day Time Phone: _____ Night Time Phone: _____
 Email address: _____

Contractor Information:

Contractor Name/ Company: _____
 Contractor Phone: _____ Contractor Email: _____
 Project Start Date: 03-03-2021 Project End Date: 03-19-2021

Modification or Addition Requesting (check all that apply):

- | | | |
|---|--|--|
| <input type="checkbox"/> Detached Structure/ Building | <input type="checkbox"/> Fence | <input type="checkbox"/> New Construction |
| <input type="checkbox"/> Paint | <input checked="" type="checkbox"/> Play Equipment | <input type="checkbox"/> Retaining Wall |
| <input type="checkbox"/> Satellite Dish | <input type="checkbox"/> Solar Panels | <input type="checkbox"/> Exterior Modification |
| <input type="checkbox"/> Landscaping | <input type="checkbox"/> Ornamentation | <input type="checkbox"/> Patio/ Arbor/ Deck |
| <input type="checkbox"/> Pool/ Spa | <input type="checkbox"/> Shed | <input type="checkbox"/> Other: _____ |

Legal Description of Modification:

Swing set

Make sure you have attached/ included all of the following information:

- A completed Submission Form (including signature below the Owner Acknowledgement notice on next page)
- A description of the project, including; height, width, depth, materials, colors, etc.
- A complete materials list of the project, including; paint samples and/or stain color

- A picture or drawing of the intended/ existing project (sketches, clippings, catalog illustrations and other data or links to websites)
- A site plan showing the location of the house along with any other structures on your lot and the proposed structure (including dimensions from the property line or other structures)

Please send your request to:

Ventana Metropolitan District
 C/o Walker Schooler District Managers
 614 North Tejon St
 Colorado Springs, CO 80903

Phone: (719) 447-1777
Website: www.colorado.gov/ventanametro
Email: rebecca.h@wsdistricts.co

****For Office/ Committee Use Only:**

Date submission received: 2/21/2021 Committee Approval/ Denial Date: ___ / ___ / ___

APPROVED APPROVED W/ STIPULATIONS DENIED DENIED – INSUFFICIENT INFORMATION

Stipulations/ Comments/ Suggestions:

Authorized By:

Owners Acknowledgements:



I understand:

- That no work on this request shall commence until I have received approval of the Architectural Control Committee (ACC)
- Any construction or alteration to the subject property prior to approval of the Architectural Control Committee is strictly prohibited. If I have commenced or completed any construction or alteration to the subject property and any part of this application is disapproved, I may be required to return the subject property to its original condition at MY OWN EXPENSE. If I refuse to do so and the District incurs any legal fees related to my construction and/or application, I will reimburse the District for all such legal expenses incurred.
- That any approval is contingent upon construction or alterations being completed in a neat and orderly manner
- That there are architectural requirements covered by the Covenants and a board review process as established by the Board of Directors
- All proposed improvements to the property must comply with city, county, state and local codes. I understand that applications for all required building permits are my responsibility. Nothing herein shall be construed as a waiver of modification of any codes. My signature indicates that these standards are met to the best of my knowledge.
- That any variation from the original application must be resubmitted for approval
- That if approved, said alteration must be maintained per the Declaration of Covenants, Conditions and Restrictions for the Ventana Community.
- This alteration will not detrimentally affect the proper drainage of any common areas or surrounding lots. I will be responsible at my expense to correct any drainage problems to such areas that may occur as a result of this work or alteration. Additions or alterations must not affect the grades, swales, and drainage patterns established by

Builder which assure that any water falling on the property surrounding the Residence whether from natural precipitation or lawn irrigation, will flow positively away from the Residence. I will be responsible at my expense for any damage caused to my house resulting from grading modified by this work or alteration.

- *The Builder/Applicant acknowledges and agrees that the Committee and Association assume no liability resulting from the approval or disapproval of any plans submitted. The Committee and the Association assume no liability and make no representations regarding the adequacy or quality of any submitted plans or whether such plans comply with any or all governing authority requirements. The Committee's review, comments, and/or approvals do not relieve the Builder/Applicant of their responsibility and obligation to comply with the Master Declaration, Master Design Guidelines, or Subdivision Guidelines as applicable. The Builder/Applicant agrees to grant the Association accesses to property at any reasonable hour to inspect for compliance issues.*
- *It is the duty of the owner and the contractor employed by the owner to determine that the proposed improvement is structurally, mechanically and otherwise safe and that it is designed and constructed in compliance with applicable building codes, fire codes, other laws or regulations and sound practices. Your association, the ACC Committee and any employee or member thereof, shall not be liable in damages or otherwise because of the approval or non-approval of any improvement.*

I certify that the above information is an accurate representation of the proposed improvements and that the work will conform to applicable codes, covenants and standards. I also certify that the improvements will be completed in accordance with the approved application. I understand that construction is not to begin until approval has been received from the Architectural Control Committee. The Architectural Control Committee has permission to enter the property to make inspections, as they deem necessary.

Owner/Applicant Signature:  _____ **Signed at:** 2021-02-21 12:38:03 **Date:** ___/___/___
Co-Owner/Applicant Signature:  _____ **Signed at:** 2021-02-21 12:38:03 **Date:** ___/___/___

Informational Addendum:

REVIEW PROCESS – Your association's governing documents stipulate the amount of time the ACC may take to render a decision. However, the ACC will make every reasonable effort to expedite the review process. Applications will be reviewed during the timeframe for completeness and the ACC may request additional information to help clarify your proposal.

APPLICATION – The application must be accompanied with necessary documents, photos, drawings, brochures, and information necessary to present to the ACC. Property owners must sign the application. Contractor's signatures for property owners will not be accepted. Modifications are not permitted to commence until the modification has been reviewed and approved by the ACC.

NOTIFICATION - All owners will be notified in writing by mail (USPS) once the request has been approved or denied.

APPEALS – If your association allows appeals of an ACC Committee decision, requests must be based on the association documents and timeframes stated by the documents.



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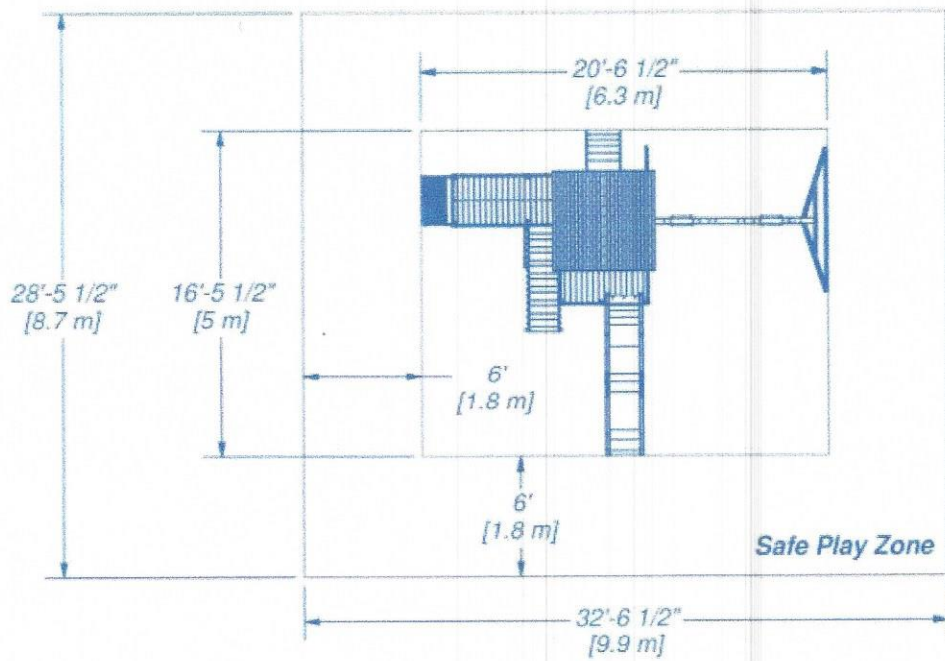
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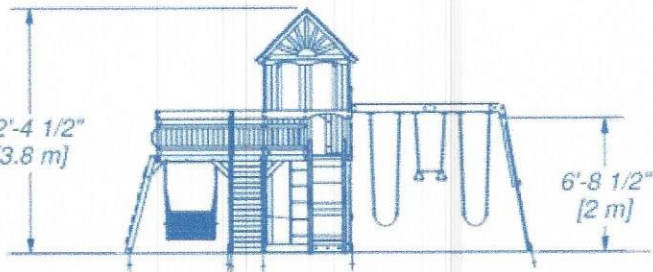
94.98





CARIBBEAN

Safe play height: 18'-5" [5.6 m]
 Maximum fall height: 6'-8 1/2" [2 m]



Tap and Hold to Zoom



Close >

Caribbean All Cedar Swing Set

Backyard Discovery

Related Videos & 360° View



Product Images



EL PASO COUNTY - COLORADO

5608203017
10944 LAVANYA PL

Total Market Value
\$354,911

OVERVIEW

Owner:	SINCLAIR SAMUEL T
Mailing Address:	10944 LAVANYA PL FOUNTAIN CO, 80817-7275
Location:	10944 LAVANYA PL
Tax Status:	Taxable
Zoning:	-
Plat No:	14265
Legal Description:	LOT 60 VENTANA FILING NO 4

MARKET & ASSESSMENT DETAILS

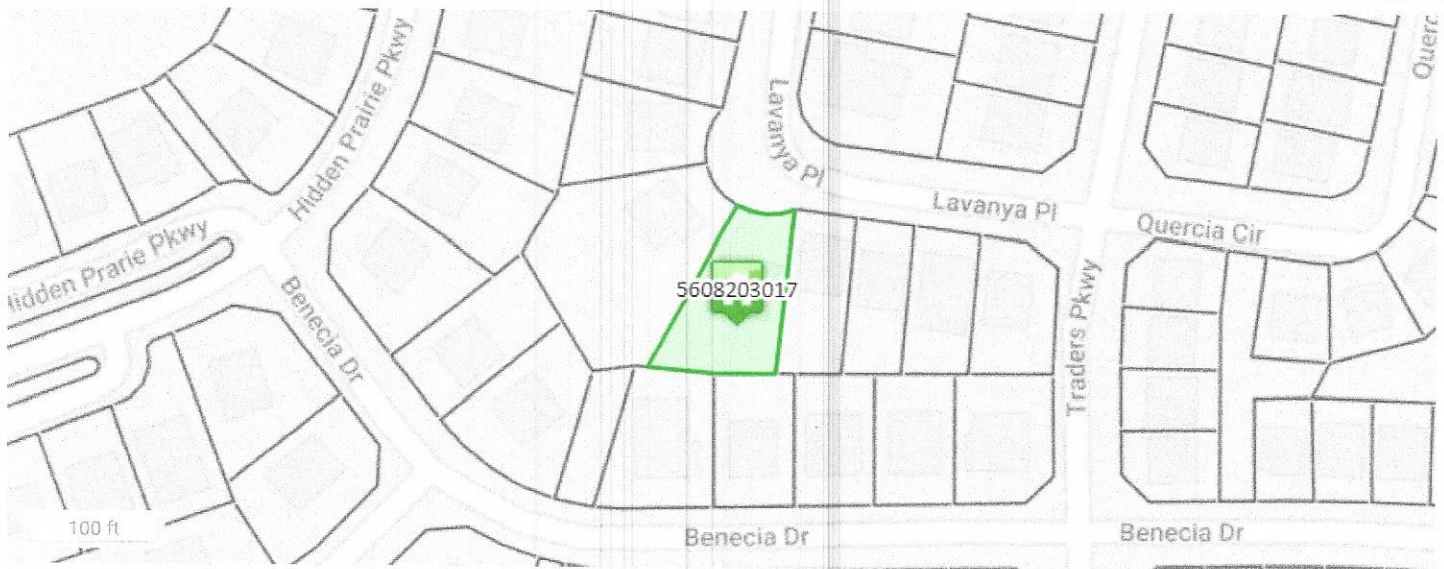
	Market Value	Assessed Value
Land	\$45,000	\$3,220
Improvement	\$309,911	\$22,160
Total	\$354,911	\$25,380

TAX ENTITY AND LEVY INFORMATION

County Treasurer Tax Information

Tax Area Code: **EBI** Levy Year: **2020** Mill Levy: **115.893**

Taxing Entity	Levy	Contact Name/Organization	Contact Phone
EL PASO COUNTY	7.755	FINANCIAL SERVICES	(719) 520-6400
EPC ROAD & BRIDGE SHARE	0.165	-	(719) 520-6498
CITY OF FOUNTAIN	10.239	JOHN LEWIS	(719) 322-2033
EPC-FOUNTAIN ROAD & BRIDGE SHARE	0.165	-	(719) 520-6498
FTN/FT CARSON SCHOOL NO 8	24.741	DR KEITH OWEN	(719) 382-1300
PIKES PEAK LIBRARY	3.855	MIKE VARNET	(719) 531-6333
FOUNTAIN SANITATION	6.340	JAMES HECKMAN	(719) 382-5303
SOUTHEASTERN COLO WATER CONSERVANCY	0.942	JAMES BRODERICK	(719) 948-2400
EL PASO COUNTY CONSERVATION	0.000	PAMELA DAVISON	(719) 632-9598
VENTANA METROPOLITAN	51.691	WALKER SCHOOLER DISTRICT MANAGERS	(719) 447-1777
FOUNTAIN GID #2	10.000	JOHN LEWIS	(719) 322-2033



Disclaimer

We have made a good-faith effort to provide you with the most recent and most accurate information available. However, if you need to use this information in any legal or official venue, you will need to obtain official copies from the Assessor's Office. Do be aware that this data is subject to change on a daily basis. If you believe that any of this information is incorrect, please call us at (719) 520-6600.

Ventana Metropolitan District Service Order History - Detailed

Sort Order: Completed Date

From: 1/1/2021 Through: 3/4/2021

Limited to :

Order No	Location No	Customer No	Customer Name	Location Address	Route	Issued Date	Processed Date	Completion Date
10313	134-001	134-001	Victor Flores	11056 BUCKHEAD PLACE	01	3/2/2021	3/2/2021	

Comments: Section 4.01 of CCR's - Building and Grounds Maintenance. The exterior of all Improvements and grounds of a Lot must be maintained by the Owner in a state of good condition and repair. Such obligation includes, but is not limited to, maintaining the exterior materials and finishes of the Improvements, fencing, Landscaping, drainage areas, driveways and sidewalks. Irrigation of Landscaping will be in compliance with any applicable City of Fountain watering ordinance. If an Owner fails to maintain the Improvements, written notice may be given to the Owner that, unless the required maintenance is diligently pursued within the ten (10) days following such notice, the property will be declared a nuisance.

Completion Comments:

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.01	CCR Violation	Maintenance Violation	\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved-- Not Charging yet-- We spoke about this already. The rocks alongside the driveway need to be replenished. I have included a photo.					
Close Comment:						
Service Order Totals				\$0.00	\$0.00	\$0.00

10312	430-001	430-002	IAN CARINO	10977 QUERCIA CIRCLE	01	2/18/2021	2/18/2021	
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Comments: Section 4.07 of the CCR's - Lights, Sounds, and Odors. Lights that are unreasonably bright or cause unreasonable glare, and sounds or odors that are noxious or offensive to others are not permitted to emanate from any Lot.

Completion Comments:

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.07	CCR Violation	Light/Sound/Odor Violatio	\$0.00	\$0.00	\$0.00
Task Comment:	\$20.00/ month until resolved--Dog barking outside during the day					
Close Comment:						
Service Order Totals				\$0.00	\$0.00	\$0.00

10311	2A03-001	2A03-001	James Di Nola	10898 HIDDEN PRAIRIE PARKWAY	01	2/8/2021	2/8/2021	
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Comments: Section 4.01 of CCR's - Building and Grounds Maintenance. The exterior of all Improvements and grounds of a Lot must be maintained by the Owner in a state of good condition and repair. Such obligation includes, but is not limited to, maintaining the exterior materials and finishes of the Improvements, fencing, Landscaping, drainage areas, driveways and sidewalks. Irrigation of Landscaping will be in compliance with any applicable City of Fountain watering ordinance. If an Owner fails to maintain the Improvements, written notice may be given to the Owner that, unless the required maintenance is diligently pursued within the ten (10) days following such notice, the property will be declared a nuisance.

Completion Comments:

Order No	Location No	Customer No	Customer Name	Location Address	Route	Issued Date	Processed Date	Completion Date
Category	Code	Service	Description			Charge	Tax	Total
HOA Violation	CR4.01	CCR Violation	Maintenance Violation			\$0.00	\$0.00	\$0.00
Task Comment:	10 Days notice to resolve problem. If not resolved, you could accrue \$10.00/ week fines until resolved--Missing landscaping in front--Rock bed is empty.							
Close Comment:								
Service Order Totals						\$0.00	\$0.00	\$0.00

10308	318-001	318-001	Natalie Perry	10614 CALISTA WAY	01	2/5/2021	2/5/2021	
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Comments: Section 4.10 of the CCR's - Animals. No animals or livestock of any kind shall be raised, bred or kept upon any Lot. So long as allowed by applicable county or other governmental regulations, chickens may be kept or raised on a Lot but Roosters are not allowed. Pets may be kept in reasonable number as determined by the Board, provided that the number of Pets kept on a Lot shall not exceed four (4) animals. No animal of any kind shall be permitted which, in the opinion of the Board, makes an unreasonable amount of noise or odor or is otherwise a nuisance. All animals must be physically leashed with the leash in the hands of a responsible individual when animals are not on the Owner's Lot. No animals may be kept, bred or maintained on a Lot for any commercial purpose. The Owner of a Lot upon which an animal is kept is responsible for payment of any and all damage caused to the property of others. Owners are responsible for cleaning up after their pets.

Completion Comments:

Category	Code	Service	Description			Charge	Tax	Total
HOA Violation	CR4.07	CCR Violation	Light/Sound/Odor Violatio			\$0.00	\$0.00	\$0.00
Task Comment:	See Above							
Close Comment:								

Category	Code	Service	Description			Charge	Tax	Total
HOA Violation	CR4.10	CCR Violation	Leashed Pets Violation			\$0.00	\$0.00	\$0.00
Task Comment:	\$20.00/ incident reported--Odors of dog poop have been reported and verified emanating from your property. Please clean up after your pet.							
Close Comment:								
Service Order Totals						\$0.00	\$0.00	\$0.00

10307	2A02-001	2A02-001	Frances Schneider	10908 HIDDEN PRAIRIE PARKWAY	01	1/19/2021	1/19/2021	
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Comments: Section 4.08 of the CCR's - Weeds. The entire area of every Lot on which no Improvement has been constructed must be kept free from plants and weeds infected with noxious insects or plant diseases and from weeds which, in the reasonable opinion of the Board or the Architectural Committee, constitute a nuisance or are likely to cause the spread of infection or weeds to neighboring property, and free from brush or other growth which creates an undue danger of fire.

Completion Comments:

Category	Code	Service	Description			Charge	Tax	Total
HOA Violation	CR4.01	CCR Violation	Maintenance Violation			\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved							
Close Comment:								

Order No	Location No	Customer No	Customer Name	Location Address	Route	Issued Date	Processed Date	Completion Date
Category	Code	Service	Description			Charge	Tax	Total
HOA Violation	CR4.08	CCR Violation	Weeds			\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved--Weeds and general lawn maintenance							
Close Comment:								
Service Order Totals						\$0.00	\$0.00	\$0.00

10305	609-001	609-001	EMORY GATLIN	10515 TRADERS PKWY	01	1/4/2021	1/4/2021	1/8/2021
Comments:	Section 4.11 of the CCR's - Vehicles.							
	(a) Parking. A boat, trailer, camper (on or off supporting vehicles), tractor, commercial vehicle (including any vehicle with signage and/or ladder racks), mobile home, motor homes, any towed trailer unit, motorcycle, all-terrain vehicle, recreational vehicle or truck shall not be parked on any street or within any Lot for an extended period of time							
	(b) Vehicle Repairs. The maintenance, servicing, repair, dismantling, sanding or repairing of any type of vehicle, boat, machine, apparatus, trailer, equipment or device should be done in a manner that limits the sight and sound of the activity from adjoining streets and from neighboring property.							
	(c) Abandoned or Inoperable Vehicles and Equipment. Any type of stripped down, partially wrecked, abandoned, unlicensed, inoperable or other similar vehicle boat, machine, apparatus, trailer, equipment or device, or any sizeable part thereof which has not been driven under its own propulsion for a per							
Completion Comments:	RV was removed after 2 days being parked							

Category	Code	Service	Description			Charge	Tax	Total
HOA Violation	CR4.11	CCR Violation	Vehicle(s) Violation			\$0.00	\$0.00	\$0.00
Task Comment:	\$20.00/ week until resolved---Camper Trailer							
Close Comment:	RV was removed after 2 days being parked							
Service Order Totals						\$0.00	\$0.00	\$0.00

10298	2A03-001	2A03-001	James Di Nola	10898 HIDDEN PRAIRIE PARKWAY	01	1/4/2021	1/4/2021	1/19/2021
Comments:	Section 4.01 of CCR's - Building and Grounds Maintenance. The exterior of all Improvements and grounds of a Lot must be maintained by the Owner in a state of good condition and repair. Such obligation includes, but is not limited to, maintaining the exterior materials and finishes of the Improvements, fencing, Landscaping, drainage areas, driveways and sidewalks. Irrigation of Landscaping will be in compliance with any applicable City of Fountain watering ordinance. If an Owner fails to maintain the Improvements, written notice may be given to the Owner that, unless the required maintenance is diligently pursued within the ten (10) days following such notice, the property will be declared a nuisance.							

Category	Code	Service	Description			Charge	Tax	Total
HOA Violation	CR4.01	CCR Violation	Maintenance Violation			\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved--Missing rocks							
Close Comment:								

Order No	Location No	Customer No	Customer Name	Location Address	Route	Issued Date	Processed Date	Completion Date
Service Order Totals						\$0.00	\$0.00	\$0.00

10299 455-001 455-001 Gesang Zong 7428 BENECIA DRIVE 01 1/4/2021 1/4/2021 1/19/2021

Comments: Section 4.08 of the CCR's - Weeds. The entire area of every Lot on which no Improvement has been constructed must be kept free from plants and weeds infected with noxious insects or plant diseases and from weeds which, in the reasonable opinion of the Board or the Architectural Committee, constitute a nuisance or are likely to cause the spread of infection or weeds to neighboring property, and free from brush or other growth which creates an undue danger of fire.

Completion Comments:

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.01	CCR Violation	Maintenance Violation	\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved					
Close Comment:						

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.08	CCR Violation	Weeds	\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved--Weeds					
Close Comment:						

Service Order Totals						\$0.00	\$0.00	\$0.00
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10301 134-001 134-001 Victor Flores 11056 BUCKHEAD PLACE 01 1/4/2021 1/4/2021 1/19/2021

Comments: Section 4.01 of CCR's - Building and Grounds Maintenance. The exterior of all Improvements and grounds of a Lot must be maintained by the Owner in a state of good condition and repair. Such obligation includes, but is not limited to, maintaining the exterior materials and finishes of the Improvements, fencing, Landscaping, drainage areas, driveways and sidewalks. Irrigation of Landscaping will be in compliance with any applicable City of Fountain watering ordinance. If an Owner fails to maintain the Improvements, written notice may be given to the Owner that, unless the required maintenance is diligently pursued within the ten (10) days following such notice, the property will be declared a nuisance.

Completion Comments:

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.01	CCR Violation	Maintenance Violation	\$0.00	\$0.00	\$0.00
Task Comment:	Replace or replenish rocks by sidewalk					
Close Comment:						

Service Order Totals						\$0.00	\$0.00	\$0.00
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10303 527-001 527-001 TAYLORRAE BENNETT 7571 PRASANNA PL 01 1/4/2021 1/4/2021 1/19/2021

Comments: Section 4.05 of CCR's - Refuse. Unsightly objects or materials, including but not limited to ashes, trash, garbage, grass or shrub clippings, scrap material or other refuse, or containers for such items, must not be stored, accumulated or deposited outside or so as to be visible from any neighboring property or adjoining street, except during hours of refuse collection.

Order No	Location No	Customer No	Customer Name	Location Address	Route	Issued Date	Processed Date	Completion Date
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Completion Comments:

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.05	CCR Violation	Trash/ Refuse Violation	\$0.00	\$0.00	\$0.00
Task Comment:	\$5.00/ day until resolved--Garbage along side of house					
Close Comment:						
Service Order Totals				\$0.00	\$0.00	\$0.00

10297	108-001	108-002	Nolan Dawson	10937 HIDDEN PRAIRIE PARKWAY	01	1/4/2021	1/4/2021	1/19/2021
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Comments: Section 4.08 of the CCR's - Weeds. The entire area of every Lot on which no Improvement has been constructed must be kept free from plants and weeds infected with noxious insects or plant diseases and from weeds which, in the reasonable opinion of the Board or the Architectural Committee, constitute a nuisance or are likely to cause the spread of infection or weeds to neighboring property, and free from brush or other growth which creates an undue danger of fire.

Completion Comments:

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.01	CCR Violation	Maintenance Violation	\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved					
Close Comment:						
Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.08	CCR Violation	Weeds	\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved--Weeds around fire hydrant					
Close Comment:						
Service Order Totals				\$0.00	\$0.00	\$0.00

10304	318-001	318-001	Natalie Perry	10614 CALISTA WAY	01	1/4/2021	1/4/2021	1/19/2021
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Comments: Section 4.08 of the CCR's - Weeds. The entire area of every Lot on which no Improvement has been constructed must be kept free from plants and weeds infected with noxious insects or plant diseases and from weeds which, in the reasonable opinion of the Board or the Architectural Committee, constitute a nuisance or are likely to cause the spread of infection or weeds to neighboring property, and free from brush or other growth which creates an undue danger of fire.

Completion Comments:

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.01	CCR Violation	Maintenance Violation	\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved					
Close Comment:						

Order No	Location No	Customer No	Customer Name	Location Address	Route	Issued Date	Processed Date	Completion Date
Category	Code	Service	Description	Charge	Tax	Total		
HOA Violation	CR4.08	CCR Violation	Weeds	\$0.00	\$0.00	\$0.00		
Task Comment:	\$10.00/ week until resolved							
Close Comment:								
Service Order Totals						\$0.00	\$0.00	\$0.00

10302 534-001 534-001 KURT HUDIK 7590 PRASANNA PL 01 1/4/2021 1/4/2021 2/5/2021

Comments: Section 4.08 of the CCR's - Weeds. The entire area of every Lot on which no Improvement has been constructed must be kept free from plants and weeds infected with noxious insects or plant diseases and from weeds which, in the reasonable opinion of the Board or the Architectural Committee, constitute a nuisance or are likely to cause the spread of infection or weeds to neighboring property, and free from brush or other growth which creates an undue danger of fire.

Completion Comments: Closed per Riley Walker review of violation

Category	Code	Service	Description	Charge	Tax	Total		
HOA Violation	CR4.01	CCR Violation	Maintenance Violation	\$0.00	\$0.00	\$0.00		
Task Comment:	\$10.00/ week until resolved							
Close Comment:								
Category	Code	Service	Description	Charge	Tax	Total		
HOA Violation	CR4.08	CCR Violation	Weeds	\$0.00	\$0.00	\$0.00		
Task Comment:	\$10.00/ week until resolved--Weeds							
Close Comment:								
Service Order Totals						\$0.00	\$0.00	\$0.00

10306 129-001 129-002 Integrity Invest LLC 11081 BUCKHEAD PLACE 01 1/19/2021 1/19/2021 3/2/2021

Comments: Section 4.01 of CCR's - Building and Grounds Maintenance. The exterior of all Improvements and grounds of a Lot must be maintained by the Owner in a state of good condition and repair. Such obligation includes, but is not limited to, maintaining the exterior materials and finishes of the Improvements, fencing, Landscaping, drainage areas, driveways and sidewalks. Irrigation of Landscaping will be in compliance with any applicable City of Fountain watering ordinance. If an Owner fails to maintain the Improvements, written notice may be given to the Owner that, unless the required maintenance is diligently pursued within the ten (10) days following such notice, the property will be declared a nuisance.

Completion Comments:

Category	Code	Service	Description	Charge	Tax	Total		
HOA Violation	CR4.01	CCR Violation	Maintenance Violation	\$0.00	\$0.00	\$0.00		
Task Comment:	\$10.00/ week until resolved--Grass is dead--dirt patch instead of grass.							
Close Comment:								

Order No	Location No	Customer No	Customer Name	Location Address	Route	Issued Date	Processed Date	Completion Date
Service Order Totals						\$0.00	\$0.00	\$0.00

10309 318-001 318-001 Natalie Perry 10614 CALISTA WAY 01 2/8/2021 2/8/2021 3/2/2021

Comments: Section 4.08 of the CCR's - Weeds. The entire area of every Lot on which no Improvement has been constructed must be kept free from plants and weeds infected with noxious insects or plant diseases and from weeds which, in the reasonable opinion of the Board or the Architectural Committee, constitute a nuisance or are likely to cause the spread of infection or weeds to neighboring property, and free from brush or other growth which creates an undue danger of fire.

Completion Comments:

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.01	CCR Violation	Maintenance Violation	\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved					
Close Comment:						

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.08	CCR Violation	Weeds	\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved--weeds in the front					
Close Comment:						

Service Order Totals				\$0.00	\$0.00	\$0.00
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10300 116-001 116-001 Wayne Wheeler 7438 BENEZIA DRIVE 01 1/4/2021 1/4/2021 3/2/2021

Comments: Section 4.08 of the CCR's - Weeds. The entire area of every Lot on which no Improvement has been constructed must be kept free from plants and weeds infected with noxious insects or plant diseases and from weeds which, in the reasonable opinion of the Board or the Architectural Committee, constitute a nuisance or are likely to cause the spread of infection or weeds to neighboring property, and free from brush or other growth which creates an undue danger of fire.

Completion Comments:

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.01	CCR Violation	Maintenance Violation	\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved					
Close Comment:						

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.08	CCR Violation	Weeds	\$0.00	\$0.00	\$0.00
Task Comment:	\$10.00/ week until resolved--Weeds, general maintenance					
Close Comment:						

Service Order Totals				\$0.00	\$0.00	\$0.00
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Order No	Location No	Customer No	Customer Name	Location Address	Route	Issued Date	Processed Date	Completion Date
10310	514-001	514-001	Peter Chavez	7647 BENEZIA DRIVE	01	2/8/2021	2/8/2021	3/2/2021

Comments: Section 4.01 of CCR's - Building and Grounds Maintenance. The exterior of all Improvements and grounds of a Lot must be maintained by the Owner in a state of good condition and repair. Such obligation includes, but is not limited to, maintaining the exterior materials and finishes of the Improvements, fencing, Landscaping, drainage areas, driveways and sidewalks. Irrigation of Landscaping will be in compliance with any applicable City of Fountain watering ordinance. If an Owner fails to maintain the Improvements, written notice may be given to the Owner that, unless the required maintenance is diligently pursued within the ten (10) days following such notice, the property will be declared a nuisance.

Completion Comments: Sod cannot be installed in winter

Category	Code	Service	Description	Charge	Tax	Total
HOA Violation	CR4.01	CCR Violation	Maintenance Violation	\$0.00	\$0.00	\$0.00
Task Comment:	10 days notice. If the problem persists, you could accrue \$10.00/ week fines until resolved--Missing Landscaping--No Sod					
Close Comment:	Sod cannot be installed in winter					
Service Order Totals				\$0.00	\$0.00	\$0.00

Service	Code	Count		Charges	Tax	Total
CCR Violation	CR4.01	13	Maintenance Violation	\$0.00	\$0.00	\$0.00
	CR4.05	1	Trash/ Refuse Violation	\$0.00	\$0.00	\$0.00
	CR4.07	2	Light/Sound/Odor Violatio	\$0.00	\$0.00	\$0.00
	CR4.08	7	Weeds	\$0.00	\$0.00	\$0.00
	CR4.10	1	Leashed Pets Violation	\$0.00	\$0.00	\$0.00
	CR4.11	1	Vehicle(s) Violation	\$0.00	\$0.00	\$0.00
Grand Total				\$0.00	\$0.00	\$0.00

To whom this may concern,

I am a current resident of the Ventana Community (10698 Hidden Prairie Parkway) and would like to request to be added to the VCC board.

My name is Noe Arvizu and I have been living at the aforementioned address for roughly 2+ years. I was in the Army for 10 years and currently work for the Colorado Springs Police Department. I have been interested in applying for this position for a while but was not able to due to previous engagements. My wife, Aracely Arvizu and I decided to live in this new community because we love the City of Fountain along with the surrounding area. We love our community within Ventana and try to find ways to keep ourselves involved in it.

Some of my current work responsibilities include reading, understanding and enforcing general traffic, criminal and zoning code throughout the City of Colorado Springs. One must exercise discretion throughout the entire process and approach every situation on a case by case situation. Interacting with members of the community from all walks of life is key when it comes time to explaining and enforcing such policies, general orders, and law codes, because they will affect each person uniquely and differently. When there is an issue with how the interpretation is done or how it is enforced, I am able to assist such person with seeking and contacting other members and or programs who will be able to provide answers to their questions and worries.

There are areas of expertise that are not familiar to me, but I am able to seek out, learn and work with those who do. Reaching out to different resources in order to serve the general public is the ultimate goal and at the forefront of any matter whether it be civil or legal. I have served on several boards where matters such as planning, coordinating, executing and analyzing results have been the main focus. What I have learned is, that one needs a strong team and an open mind to new and different ideas to reach the ultimate goal. At the end of the day we are all seeking a good community to raise a family and live out a peaceful life.

Thank you for your attention to this matter.

Noe Arvizu