



Cougar Ridge News

Spring 2019

Cougar Ridge Homeowners' Association

Keeping our neighborhood beautiful, our assessments low, our values high, and our community strong.

YOU'RE INVITED 4TH OF JULY

Cougar Ridge Homeowners

PICNIC

**Thursday, the 4th of July
4:00 - 7:00 PM**

Picnic Site:

Rocky Mountain Drive Pipeline Entrance

BYOE:

Bring Your Own Everything

- ✓ Your Own Chairs, Plates, Cups & Flatware
- ✓ Something to BBQ for Your Family
- ✓ A Side Dish or a Dessert to Share
- ✓ An Outdoor Game

✿ More specific information is available
on the Mailbox Bulletin Board
and per email by the end of June.

President's Message

Springtime is especially welcome!

The record breaking snowstorm, that left residual piles of snow, took a long time to disappear from the neighborhood. The warming spring weather has been a nice relief as there has been a lot of cleanup. Thanks to the many volunteers working together to pick up debris and help with the limb chipping work.

Enjoy a hike to the McLane Creek Nature Trail.

Although the construction on Delphi is nearly completed, to avoid all the construction noise, why not enjoy a quiet walk. Cougar Ridge residents can enjoy a walk to the nature trail using the path from our neighborhood.

A reminder as we spend more time outdoors.

The speed limit in our neighborhood is 25 mph. There are many tight corners around the landscape islands and hills that can hamper visibility. Please watch for children on bicycles, strollers, people walking, critters and even turtles when you're driving in Cougar Ridge. Remind visitors and family members to please slow down.

Join in and share your talents and ideas.

It is our volunteer spirit that keeps our community a beautiful and friendly place to be. If you would like to volunteer your time to any on any of our neighborhood committees, please contact the committee chair noted on page 3.

**Best Regards,
Kitty Lindstrom**

**Cougar Ridge Homeowners' Association
Board President**



With so much winter storm damage to trees and shrubs in the neighborhood, Rick Noble and Chuck Lundgren work together to help clear the areas of piles of debris, on March 23, 2019. A shout out to all who came out to help clean up the neighborhood:

Donald Arima, Karen Brown, Mike Burnett, Cindy Lee Knapp, Randy Konopaski, Kitty & Eric Lindstrom, Tom Marter, Frank Marzella, Bob Mitchell, Lloyd Moody, Sheryl O'Brien, Katie & Bill Purdue, Jim Roberts, Mike Scheppke, Pete & Barb Valinske, Becky & Jeff Walton and Fred Wigand, and many others who got debris piled up before Clean-Up Day.

Important Neighborhood Reminders

We live in a well-managed, friendly and active neighborhood. As such, we've agreed to live by the following rules:

- ◆ No ATVs or motorcycles are allowed on the natural gas Pipeline (also referred to as Bridle Trail or Greenbelt).
- ◆ There's absolutely no dumping of yard waste allowed on someone else's property or the Common Areas.
- ◆ Your garbage, recycle bins and containers must be stored out-of-sight.
- ◆ All dogs must be kept on leash when not on your property.
- ◆ For the sake of common courtesy, your dog's waste must be removed from Common Areas and neighbors' properties.
- ◆ Trailers and RVs must be stored in accordance with the Cougar Ridge CC& R's.
- ◆ Make sure you don't have trees or shrubs that block the line-of-sight for traffic. This is



especially important for larger vehicles like school buses, garbage trucks and other big vehicles that come through the neighborhood. While you're checking, look and see if any of your shrubs or trees block street or stop signs. If you have any questions about pruning, please feel free to contact Maintenance Chair **Barb Valinske**. (See email and phone number on page 3.)

- ◆ It's been predicted that we'll have a very dry summer, which makes any clean-up debris that's piled up in your yard a **fire hazard**. It's been recommended to dispose of as much as possible in your blue compost bins, take the excess debris to the dump, use a shredder or contact one of the landscape services to help you with removal of debris piles.
- ◆ We all live in homes that offer us plenty of extra chores and sometimes even require digging. If you're going to do some extensive digging, please remember to call 811 to let them mark where your utility lines are located. It is the best way to avoid expensive repairs and protects you from possible injuries. Best of all, the service is free.



**Know what's below.
Call before you dig.**

Dogs, with their owners who walk them throughout the day, are a frequent sight in Cougar Ridge. Mickey and his owner Bill Bell enjoy their daily walks in the neighborhood together.



Lot 5 – Derek Lund

*Welcome
Glad you're here!*

2019 Cougar Ridge Homeowners' Association Board of Directors



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Alejandro Sanchez
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Calendar of Upcoming Events

June 12 Board Meeting
July 4 Neighborhood Picnic
July 10 Board Meeting
August 14 Board Meeting
September 11 Board Meeting
October 5 Fall Clean Up Day
October 9 Board Meeting
November 13 Board Meeting
December 5 Annual Meeting
December 11 Board Meeting

Board meetings are open to all
Cougar Ridge residents.
Please email crhoabod4@gmail.com
for more information.



Taking a much-needed break from a busy morning of neighborhood spring cleanup, Deb Noble, Barb Valinske, Susan Bogni, Donald Arima, Judy Lundgren, and Fred Wigand enjoy coffee and cookies and offer a smile for the camera.

Architectural Review Committee Serves to Promote Enforcement of the Cougar Ridge Architectural Standards

ARE YOU PLANNING TO BUILD OR IMPROVE YOUR PROPERTY?

We're friendly and can help you comply with our covenants (CC&Rs). Give us a call. Especially if you're thinking about:

- ☒ an exterior remodel
- ☒ a new exterior paint scheme
- ☒ a garden shed
- ☒ a new deck
- ☒ a fence
- ☒ landscaping
- ☒ a roof replacement



The Architectural Review Committee (ARC) is a permanent committee of the Board of Directors of the Cougar Ridge Homeowners' Association. ARC is dedicated to promoting an aesthetically appealing community through the conscientious development, re-evaluation and enforcement of our neighborhood's architectural standards. ARC monitors compliance with the Covenants, Conditions and Restrictions (CC&Rs) and evaluates homeowner requests for exterior purposes: to establish and preserve a harmonious design for our community, and to protect the value of the property.
Please contact:

Mike Burnett, Acting ARC Chair

Phone: 760-525-4479

Email: mbglobalsc@yahoo.com

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A special thanks to **Ben Davidson** for his contributions and time on the ARC.

Cougar Ridge News

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When walking in the neighborhood, Barb Vulinske often takes her dog Jack with her.



Tom Coit assesses the island near his home for weeds and pruning on the Annual May Cleanup Day.



Throughout the winter snowstorm, the birds still enjoyed a treat on slanted and snow-heavy feeders.