

Greetings fellow property owners!

So much has happened this past year and it's our goal to get everyone up to speed and keep you informed with a quarterly newsletter. If you have email, we will send you a copy. Contact the board if you do not want to receive emails. We will also post it on the Delagua website (currently being updated) and the Facebook page. If funds allow, it will also be included in mailings sent out. So, let's dive in...

Roads

Everybody's favorite topic and for good reason, we all need reliable access. Early this year bids were taken by the board to determine the best contractor for repairing and maintaining our roads going forward. B.A.M.M. Inc. of Trinidad was selected. It was decided by the board, with property owner's input, to use leftover snow removal funds to add gravel to the roads in the areas of priority. In May 2019, the Road Committee (formed in 2018) was tasked with creating a prioritized list of repairs and areas in need of gravel for North and South Ridgeline Drive. The Road Committee members are Juan Hinojosa, Rhonda Greene, Gary Brashar and Richard Thompson. Several areas were identified, and in addition to repairs, 6 loads of gravel were added to the north side and 10 loads to the south side (proportional to number of lots per side). Work was completed in August 2019 with great reviews.

"The contractor you hired for this last go-round knew what he was doing, and our roads now look as if a professional has worked them. The price, I noticed, was less than half of what the previous contractor had been charging us for several years and the job was outstanding this time."

~ Gary Brashar

If you want to purchase gravel to put on the road in front of your property, the best time is before scheduled maintenance so our contractor can install it properly. Contact the board for pricing and scheduling.

More road details are available in the POA Road Report and POA meeting minutes on the Delagua website

By the Way...

A quality road, making your property easier to access, can add up to 20% to your property value!
~ Kerry Campbell, Colorado Homestead Properties

Community

Your fellow property owners have been busy! As you know there was a recent vote to increase dues so we can improve our roads, well it failed again, so some of our neighbors were forced to take actions into their own hands. Juan and Barbara Hinojosa, Richard Thompson, Randy and Rhonda Greene, and Dale Sanford spent some of their time to do some road maintenance and help us all out. They cut trees back to improve visibility around turns, addressed some eroding areas, and fixed some Mile Markers. It was hard work and with 6 of them they got about three quarters of a mile cleared out. They worked for about 6 hours. During July and August, Richard Thompson repaired and repainted the No Trespassing and No Outlet signs near the entrance to N Ridgeline Dr. Not bad for people in their 50's, 60' and 70's.

If you're a full time resident or plan on visiting, and you want to help, contact your board to see if there is another workday scheduled.

Board Members

At the annual meeting on July 27, 2019, some new POA board were elected. If you have questions or concerns, please contact your board members. Your current board:

Officers			
President	Juan Hinojosa (new)	512-466-1541	hinojosa1554@gmail.com
Vice President	Rhonda Greene	303-328-1735	rhondagreene4077@msn.com
Treasurer	Dave Grove	719-846-2080	jstalker@centurysolutions.com
Secretary	Barbara Hinojosa(new)	512-659-9690	delaguasecretary@gmail.com
General Board			
Asst Secretary	Lynn Brashar	719-859-3105	garylynnbrashar@gmail.com
	Dave Adams	719-339-8323	mrachemistry@gmail.com
	Dennis Harris	303-847-8824	denjharris@gmil.com
	Debi Adams	305-619-8104	davsmoore@gmail.com
	Ralph Duggar	469-834-0782	rduggar75@gmail.com
	Dale Sanford (new)	303-828-7639	dales396@gmail.com

Quick Notes:

When shooting **firearms** please know where you are shooting and be sure you know what's behind your target. We have plenty of neighbors who like to hike, and we want to make sure everyone can enjoy the surroundings safely.

OHV drivers, if you would be careful and follow your guidelines for safe driving, we have blind corners that can be very dangerous. Let's all be courteous, including passenger vehicles.

Please do our best to respect everyone's **private property**. The Division of Parks and Wildlife state it is your responsibility to know what property you are on. It would be sad to think that someone would trespass on their neighbor's property without permission.

As of September 4th, 2018, Las Animas County is in a Stage One **Fire Ban**. Any open fires, including campfires, are prohibited unless you have a permit. For a permit contact Dottie Feister 719-941-4177

In case of **Emergency** always call 911 to be directed to the appropriate response team.

Safety and Security

We've had a couple instances where mail was illegally removed from some mailboxes at the entrance to Delagua. Your board is working with the local authorities and the Postal Service to come up with options to prevent a reoccurrence including looking at the option of securing our mailboxes. Stay tuned for more information as a solution is worked out.

You have new neighbors!

Lots sold since July 2018:

South Side: Unit 1 Lot 12, Unit 2 Lot 16, Unit 2 Lot 22, Unit 4 Lot 12, Unit 4 Lot 7

North Side: Unit 3 Lot 60

Calendar

Dates for upcoming board meetings in 2020 are:
January 18, April 18, and July 25

Start times and call in number are provided prior to the meeting. Property owners are welcome to attend.