

Castle Valley Ranch HOA

MARK YOUR CALENDAR!

The Annual Meeting will be held
November 15th, 2017 at 6:00pm
at the New Castle Library.

Please visit us at:

www.castlevallयरanch.net or call us at
970-984-9600 or stop into our office for
a chat. We are here to assist you with
all of your Castle Valley Ranch PUD
needs.



INFORMATION TO SHARE:

- Winter is just around the corner so it's time to winterize your surroundings.
- Start with a fall cleaning—this will help create a healthy environment while your house is sealed up for the winter months.
- Check your home for draft areas and seal them off and insulate when necessary—Especially in the attic and basements, where freezing is a higher risk.
- Secure the outside of your home and check that all exterior materials are secured. Trim trees and bushes and insure that your soil is graded properly to prevent water damage. Also, check your roof and gutters to avoid vulnerability in that area.
- Be prepared early by servicing your heating, ventilation, air-conditioner, furnace, snow blower, generator and all other necessary winter equipment.
- **Remember to unhook your hoses from the hose bibbs!**
- And...planning ahead, holiday lights need to be taken down by February 1, 2017.



For ALL of YOUR REAL ESTATE NEEDS

A Letter from the Board of Directors

Fall is upon us once again, which along with the weather, things change and some extra care is required this time of year for drivers. Remember the kids are back in school so please be especially vigilant in school zones.

The town, in response to CVR residents, has set up a plan for snow plowing. First, the town needs our cooperation on shoveling sidewalks, and not shoveling snow into the street. There are many residents young and old alike who require ice and snow free sidewalks for getting the mail, going to school and other activities. Please keep in mind that you are required to keep your sidewalks shoveled.

The snowplowing plan consists of two parts. The first part being better communication between residents and the town. The town's goal is to have everyone understand the responsibilities of residents concerning shoveling, and understand how the plow drivers keep our streets clear and what we can do to help. The second part is snow routes on Buckthorn and Dragon Root, which are the school bus routes. The procedure is outlined in the enclosed letter from Tom Baker, Town Administrator. Both HOA management and the town request cooperation from residents on these streets. After snowfall, please remove cars from the streets and do not park there until plows have cleaned the streets. The more cooperation public works has, the clearer and safer they can maintain our streets.

Please, everyone read and keep the town's letter for reference. If you do not need to park on the street, and you don't live on the snow routes, your cooperation in removing vehicles is much appreciated and a benefit to all. If you have any questions or feedback in regards to the snow routes please direct all correspondence to the Public Works Department at 970-984-0669. Kindly keep in mind that this does not involve the HOA management, it is between the residents of Castle Valley Ranch and the Town of New Castle. Owners, please remember to share this information with your tenants.

The annual meeting will be held **November 15th, 2017 at 6:00 PM**. A notice will be sent with details. There will be opening on the board at the annual meeting so anyone who is interested please attend. Please keep in mind that you have to be a homeowner to serve on the board. It is a good way to become involved, meet people, and improve your neighborhood. If you are a renter there are several committees where help is needed. Consider becoming involved in some way.

Sincerely,

Carl and Aaron