



South Creek Seven Homeowners' Association

P.O. Box 3421

Boulder, CO 80307

<http://sc7hoa.org>

Re: Fencing Replacement Project

Dear Homeowners-

After 30 plus years, it is time to replace our HOA split rail fencing! This letter is an informative memo about the upcoming fence replacement project. No action on your part is needed at this time.

The fencing to be replaced is the perimeter fencing that defines the boundary between 1) HOA property and homeowner properties, 2) HOA property and city property or 3) homeowner properties and city properties. The fencing that is homeowner owned will not be replaced.

Due to the perimeter fence's extraordinary length, the board has allocated the necessary funds to replace the fence in sections, with projected completion in 2018. This multiyear project will commence this year in late spring/early summer starting with the most northeasterly section. We have contracted Harrison Fence to remove and replace this first section. We will then proceed in a counterclockwise direction bordering Tantra Park and ending with the sections that run along West Moorhead Circle and Tantra Park Circle.

Each section will affect between 8 and 12 households. Prior to replacement of the fencing section that affects your yard, you will receive another letter specific to your fencing section. This letter will outline the details of the specific fence section to be replaced, and provide you with the dates of construction, outline your responsibilities for removing obstructing landscaping. It will also provide details of your options of installing an access gate at your expense, or removing any unwanted homeowner owned fence, paid for by the HOA.

This commonly owned fence runs along many private properties. Therefore, we anticipate some discussion and negotiation between each individual homeowner and the fencing committee to coordinate the project. Feel free to contact the board/fencing committee (southcreek7hoa@gmail.com, 303-505-8153) with questions and/or come to discuss the new fence at the upcoming board meeting (April 8th, 7pm. 1011 Tantra Park Circle. Please RSVP!).

We have created a new webpage dedicated to the fence replacement project (<http://sc7hoa.org/fence.html>). At this site you can find copies of the outgoing memos, a plat diagram of the fencing sections, and updates on the status of the project.

Sincerely,

Arrelaine Dameron (Fencing Committee Chair) & South Creek 7 HOA Board Members