

Maintenance and Oversight Committee (MOC) - Project Status Tracker

Neighborhood	Item	Project	Next Steps	Date	Timeline	Completed
All	Culvert	Common area on Trail Creek Drive needs landscaping maintenance	ECM to weed-eat the area as a culvert this Spring when weeds present.	Mar-24		
All	Fencing	Repair/upgrade perimeter fencing	JR Fencing to perform perimeter fence inspection week of 5/6.	Jul-23	Spring 2024	
All	Irrigation/Sprinklers	Lock boxes for everything	ECM - Obtain quote from BlueStone re: locks for controller boxes and hex screws for irrigation boxes.	2023	Summer 2024	
All	Landscaping	Enhance and improve the non-irrigated area at Nutcracker gated entrance	BlueStone provided quote. MOC & FCC to review and provide recommendation.	2023	Spring 2024	
All	Paint/Stain	Mail station spraying	ECM - Obtain estimate to perform quarterly spraying.	Nov-23	Quarterly	
All	Pathways	Abrupt edge following overlay	MOC - 2024 budget doesn't support installing stone on pathways. Will consider for 2025 budget SOWs.	2020	TBD	
All	Pathways	Remove grates from cattle guards on pathways.	JR Fencing to provide estimate to remove grates. Also need estimate to install safety signage.	2023	Spring 2024	
All	Pathways	Erosion near path shoulder from Coopers Hawk mail station to Cline Falls	ECM to assess.	Jun-23	Spring 2024	
All	Pathways	Downhill warning faded on pathway alongside Coopers Hawk	ECM to verify we have sign and will install.	Aug-23	Spring 2024	
All	Roads	Broken curb at Coopers Hawk entrance	Estimate approved by BOD. Repairs ~June.	Feb-24	Spring 2024	
All	Signage	Missing signs on BLM easement	BLM indicated EC would have performed an engineering study prior to construction. Does ECM have that study?	Feb-24	Spring 2024	
All	Striping	Road striping/symbols/crosswalks	MOC - What's in scope for 2024? When will ECM provide feedback on email request to update SOW? ECM working on SOW and needs to work with MOC.	Nov-22	Spring 2024 Summer 2024	
All	Trees/Bushes	Aspen tree management	Request submitted to remove three trees and related shoots in pocket park. Will create plan to address Aspens across RECOA (listening sessions, surveys, expert consultation, etc.)	Nov-23	Summer 2024	
All	Turnstone Park	Proposed improvements	Survey results reviewed at MOC. Phase I plan being revised based on results.	Jan-24	Spring 2024	
All	Coopers Hawk mail station	Relocate bulletin Board	Move bulletin board to front of mail station.	Dec-23	Feb-24	Feb-24
All	Water	Fix water runoff from pool to pond at Lakeside	EC Maintenance - In scope for 2024.	2023	Spring 2024	
All	Water Features	Foam mitigation	EC Maintenance - No issues yet.	2023	Spring 2024	
Creekside	Garbage Enclosures	Replace gates over three years.	ECM - Out for bid/design. Will submit to ARC for review once all bids are in.	Apr-23	Mar-Jul 2024	
Creekside	Roads	Overlay drop offs on Village Loop	ECM will need to get estimates to address those that weren't in scope in previous years but are now an issue due to increase in edge height.	2022	Mar-Jul 2024	
Creekside	Trees/Bushes	Stumps remaining after most recent tree removal.	ECM/MOC - Stumps marked. ECM to schedule.	Jan-24	Spring 2024	
Eagle Creek	Decks	Lattice skirting failing.	MOC - Move to subcommittee.	2023	TBD	
Eagle Creek	Decks	Gap in siding following installation of new decks.	MOC - Move to subcommittee.	Apr-23	TBD	
Eagle Creek	Post Rot	Replace rotted posts	MOC - Move to subcommittee.	Apr-23	TBD	
Eagle Creek	Septic	Septic tanks sinking/failing.	Move to Utility committee.	Jan-24	Spring 2024	
Eagle Creek	Siding	Need to perform siding inspections	MOC - Move to subcommittee.	2023	TBD	
Forest Greens	Decks	Ongoing issues around skirting	MOC - Move to subcommittee.	Oct-22	TBD	
Forest Greens	Garbage	Replace latching hardware on enclosures	ECM has estimate and will share.	Sep-23	Summer 2024	
Forest Greens	Gutters	Homeowners requested more info in installing gutters.	MOC - Move to subcommittee.	Jun-23	TBD	
Forest Greens	Mulch	Improper application in areas within 18" boundary of units.	ECM - Obtain estimate to remove mulch.	Feb-24	Spring 2024	
Forest Greens	Siding	Siding will need to be inspected/addressed in three years (25-year anniversary)	MOC - Move to subcommittee.	Feb-24	TBD	
Forest Greens	Water	Major runoff problem - Golden Pheasant Drive Units	No longer in MOC's purview.	2023	Spring 2024	

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Highland Park	Stone	River rock initially installed. 3/4 rock most recently applied. Needs to be removed to match neighborhood landscaping.	ARC unable to provide decision around original design. Does ECM have it in their files? If not, need to remove the 3/4 stone in small area indicated on map and replace with river rock to match rest of neighborhood.	Dec-23	Spring 2024	