



Cottonwood Meadows Homeowners Association



Community News ♦ 1st Quarter Winter 2011

Update on our Streets



Some of you might have noticed places in our community where the streets are 'settling' and cracks have developed. County officials drove the community and based on their evaluation, will be fixing the worst spots, most notably on Summer Meadows. The HOA is still pursuing the best way to get all of the streets turned over to the county for maintenance. This is an ongoing discussion and one we will continue to pursue. Meanwhile, if you do notice a large void or crack on a street, please email or call the property manager and they will contact the county to see if it can be addressed.

Tips for Driving in the Snow

- Accelerate and decelerate slowly. Applying the gas slowly to accelerate is the best method for regaining traction and avoiding skids. Don't try to get moving in a hurry. And take time to slow down for a stoplight. Remember: It takes longer to slow down on icy roads.
- Drive slowly. Everything takes longer on snow-covered roads. Accelerating, stopping, turning - nothing happens as quickly as on dry pavement. Give yourself time to maneuver by driving slowly.



- The normal dry pavement following distance of three to four seconds should be increased to eight to ten seconds. This increased margin of safety will provide the longer distance needed if you have to stop.
- Know your brakes. Whether you have antilock brakes or not, the best way to stop is threshold braking. Keep the heel of your foot on the floor and use the ball of your foot to apply firm, steady pressure on the brake pedal.
- Don't stop if you can avoid it. There's a big difference in the amount of inertia it takes to start moving from a full stop versus how much it takes to get moving while still rolling. If you can slow down enough to keep rolling until a traffic light changes, do it.
- Don't power up hills. Extra gas on snow-covered roads just starts your wheels spinning. Try to get a little inertia going before you reach the hill and let that inertia carry you to the top. As you reach the crest of the hill, reduce your speed and proceed down hill as slowly as possible.
- Don't stop going up a hill. There's nothing worse than trying to get moving up a hill on an icy road. Get some inertia going on a flat roadway before you take on the hill.
- Stay home. If you really don't have to go out, don't. Even if you can drive well in the snow, not everyone else can. Don't tempt fate: If you don't have somewhere you have to be, watch the snow from indoors.

Snow Removal: It's that Time Again

Just a friendly reminder that owners of real property are required to remove both snow and ice from sidewalks that abut their property.



Cleared sidewalks provide a safe way for pedestrians in our community (especially children, people with disabilities and senior citizens) to get around.



Community News and Information

Holiday Decorating Contest!

Board member Gina Hall is hosting the 2nd annual holiday decorating contest. Homes throughout the community will be included and the winter receives a gift card courtesy of Gina.

Attention Scrapbookers!

Meet new friends and have fun with other scrapbookers in the neighborhood. Get together are usually held on Sunday afternoons. **Check out the Facebook page for more information!**

Did You Know Cottonwood Meadows is on Facebook?

Your neighborhood volunteers created a FB page with information about upcoming events, the neighborhood watch program and lots more. Become a friend of "CWM Neighborhood Watch" and stay connected to your community!



Advertise Your Business to the Community!



Looking to build up your small business and reach new potential customers? Advertise to 100 of your neighbors in the Cottonwood Meadows Community Newsletter! Here's how: Email the name of your

business and any other information you would like included in the ad (*address/phone/website/email*) and a logo (electronic format only-JPG, PDF) along with one or two short sentences about your business to cottonwood-meadows@diversifiedprop.com

Deadlines are as follows:

Spring 2011 newsletter: *Deadline is March 1*

Summer 2011 newsletter: *Deadline is June 1*

Fall 2011 newsletter: *Deadline is Sept 1*

Keep in touch with your Community via the Web!

Go to www.cwmhoa.com to find news, documents and information about the community.

- Resource phone list
- Meeting minutes & notices
- Downloadable forms
- Cottonwood Meadows HOA governing documents
- The Management company contact information

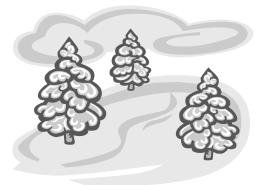


Board Meetings are usually held 4 times a year and homeowners are always welcome. If you do plan to attend, just email or call the property manager and let them know so you can be included on the agenda. We reserve the first part of the meeting for homeowners to address the Board with concerns, questions or comments.

Check with website for meeting announcements.

www.diversifiedprop.com

Happy Holidays and Best Wishes for a wonderful New Year!



Know your Payment Options

Paying homeowner dues has never been easier than right now! In addition to the many payment options available up until now, homeowners can now pay association dues 24 hours a day, 7 days a week online or by phone at 866.289.5977! Click on the *Payment Information* link on our website at www.diversifiedprop.com. If you setup an auto-pay eCheck account, the fee is only \$2 per transaction. There is a \$14.95 convenience fee for paying your dues online by eCheck or Visa/MasterCard/Discover (charged by the 3rd party vendor). Read the Facts about Online Payment document for more information.