

Association Compliance FAQs

-Who sent me a violation letter?

The Compliance committee sends letters for reported violations in the community. If you received a letter and have questions, please contact hoacompliance@gmail.com or you can contact Matt Jones at 970-926-6060 ext. 118 and he can help expedite your call to the compliance committee.

-What is the proper storage for my trash can?

All garbage cans must be completely screened from view in your garage or in an approved enclosure that is attached to your home. Trash cans must be removed from the street on the day trash is picked up.

-Who is responsible for maintaining the public right-of-way on my lot?

The homeowner is responsible for maintaining all public right-of-ways adjacent to their lot.

-May I park my car on the street or on a vacant lot?

There is no overnight parking allowed on streets in Cotton Ranch. Guest parking on the street is allowed for 6 hours or less, but not on a regular basis. No parking is allowed on any vacant lots or in any areas other than the driveways of residences.

-May I park a commercial or recreational vehicle in my driveway or on the street?

No campers, recreational vehicles, boats, trailers, commercial vehicles may be stored except in a closed garage or screened parking area.

-What are the community rules for pets?

Each residential lot is permitted to have two dogs and offspring up to three months of age. Residents are required to have adequate facilities to contain dogs, such as an underground electronic fence. At no time are dogs allowed to run freely.

-What are the rules in regard to trampolines?

Trampolines are only allowed in Cotton Ranch & Sky Legend after they have been approved by the Design review Committee (the Miscellaneous Design Application form can be found at: <http://www.cottonranch.org/cottonranchhoa/crhoadesignreview.html>)

Under no circumstance are trampolines allowed in viewing distance from the Golf Course.

-What are the rules in regards to fences?

Per the Cotton Ranch documents, fences are not allowed at all in the lower bench of Cotton Ranch.

-May I repaint my home a different color or alter my landscaping?

All exterior changes must be approved by the Design Review Committee. The Miscellaneous Design Application form can be found at:

<http://www.cottonranch.org/cottonranchhoa/crhoadesignreview.html>

Please contact Leah Mayer, the DRC Administrator if you have any questions before submitting your application.

Leah Mayer LKSM Designs at 970-376-6623 or lmayer@lksmdesign.com

-What Time is Outdoor Construction allowed?

Outdoor construction and construction activities which can be said to be disturbing to neighbors will be limited to the time period between 7:00 a.m. and 7:00 p.m. during the week, between 8:00 a.m. and 5:00 p.m. on Saturdays and will be prohibited on Sundays and holidays. Construction is prohibited on Sundays and holidays on any home that that has not been issued a CO.