

Triview Metropolitan District, Oct. 13

# Residents speak up again about maintenance; new well goes online

By Lisa Hatfield

The Triview Metro District directors listened to public comments about landscaping maintenance, accepted a resident's offer to help create a landscaping maintenance template, and approved a revised road repair contract and new Neighborhood Watch at the Oct. 13 meeting.

## New well online

District Manager Valerie Remington said that the new D-4 well was online as of Oct. 7. It took 1 1/2 years from start to finish, Vice President Reid Bolander said.

## Landscaping maintenance discussed again

Five residents of Triview spoke to the directors with concerns about the common areas that Triview maintains, including complaints about lack of irrigation of turf grass, lack of regular mowing, weeds as big as shrubs, and a lack of responsiveness from the staff when they have contacted the district. Their comments included:

- Anthony Sexton: I am not getting the service I am paying for in property taxes.
- Terry Heiser: You accepted Promontory Pointe Phase 3 and Phase 4 from Classic Homes, but it is a dump. You shouldn't have accepted it until Classic cleaned it up.
- Shanna Corum: They sprayed the weeds and it killed my grass, all along the sidewalk. Who will fix it? I want a commitment in writing.

President Robert Fisher told the residents, "We do care." He said that over the years, landscaping and overall appearance has been a frequent conversation and that the board would take action and give them feedback. Note: Maintenance issues have been an ongoing theme at Triview meetings. See [www.ocn.me/v6n1.htm#tmd](http://www.ocn.me/v6n1.htm#tmd), [www.ocn.me/v12n8.htm#tmd0710](http://www.ocn.me/v12n8.htm#tmd0710) or search [www.ocn.me](http://www.ocn.me).

Fisher said that in 2016, the district will use a landscape and maintenance plan for grass fertilizing, individual irrigation sprinkler system activation, etc. and that the board would assess this quarterly to make sure it was followed.

District resident Anthony Sexton volunteered his time and expertise as a landscaping business owner to help the district come up with a plan for scheduled landscaping maintenance, staffing, equipment, supervision, and accountability. The consensus was that Sexton

would work with Director Bob Eskridge to create a template with prioritized baseline plans for each month. Note: Eskridge has served on the Triview Board of Directors for many years, include serving terms as board president and secretary/treasurer.

Fisher reminded the residents that there are funding issues too, since the district has about \$55 million of outstanding debt. "It's a juggling game," he said. "I don't know about next year's staffing, but I hope to improve that problem next year."

Remington reported that the parks and landscape expenses were well below budget as of the end of August, at 52 percent instead of 66 percent budgeted. Bolander asked why the district had not spent what it budgeted, especially considering all the comments from residents on landscaping maintenance. She said several projects were not done this year when she could not find people to hire to complete them. Director Mark Melville asked why subcontractors were not hired to complete those projects, and Remington said they didn't attempt to do that this year.

Remington said that a sprinkler controller had broken at Promontory Pointe Park in August, and the district was still trying to get the warranty repair done. Meanwhile sprinklers were turned on manually in August and September. In October all irrigation systems were turned off.

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