

Franklin Park West Newsletter

Summer/Fall, 2026

issue # 012



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\$\$ Our Dollars at Work \$\$

Please be patient as the HOA saves for yet another roof replacement. The A Building is the last roof to complete. It is scheduled to be completed in 2028 with no new assessments or increase in dues.

- ✚ Kyle repaired the cement steps on the 700 building.
- ✚ One more aging swamp cooler on the 600 building was replaced.
- ✚ The Entrance Sign received new solar lighting.
- ✚ A new washer was added to the second-floor laundry room in the A Building.
- ✚ Cracks were filled in the parking lot.



HOA GARAGE PARKING PERMITS.

This is a friendly reminder that garage parking rules will be enforced.

1. A valid parking permit must be displayed on your vehicle if it is parked in the garage.

2. All vehicles in the garage must have valid current license plates.

2. Parking permits are non-transferable and assigned to a single vehicle and license plate number.

3. Each Condo Unit is assigned a numbered parking spot which can be used for short- or long-term parking.

4. Spare parking spaces are intended for short-term parking only (24 hours) on a first come, first serve basis. If a car is parked in one of these spaces for longer than 24 hours, the owner will receive a violation.

If violations are ignored or if owners have multiple violations, they can lose their garage privileges which will require a \$100 reinstatement fee for a new permit. Towing is the last result.

**We met our goal
\$\$\$\$ for the B
Building roof
replacement. It will
be replaced in the
fall. Thank you
everyone.**



PARKING LOT REPAIR

In May 2026, the surface cracks in the parking lot were sealed to prevent future damage to the asphalt. We delayed resurfacing the lot until funding for the B Building roof could be secured. As of September 1st, we have accomplished that, so now we can proceed with the rest of the parking lot project. The lot will be resurfaced and re-painted. This is happening this fall. It will look terrific.

New projects

New projects include the replacement of the outdated electrical box for the 700 Building, reinforcing the front bannisters on the entranceway of the A & B Buildings, and refinishing the wood on the entranceway of the A & B Buildings.

Many thanks to Kyle for his dedicated work for Franklin Park West and to Michele Thornton, the HOA treasurer, for keeping us on track to achieve our goals.

It is Thrifty to Prepare Today for the Wants of Tomorrow. - Aesop.

The Fall Clean Up Day will be October 10th. For more information, call Kyle (970) 261 5748.

The next HOA meeting will be Oct. 16th

1 PM in the A Building
Garage Workshop. See
you there.



Make Room for Things that Matter.

Franklin Park West has inhouse storage lockers (4½' x 4' x 7') available to all owners and residents.

\$30/mo.

Call HOA Services for more information.

(970) 812-3192

Neighbors are the flowers in the garden of life. Do you know your neighbors?



The Annual National Night Out - Families, Friends and Neighbors - Swimming - Games - Water Fights - Free Food - Popcorn and Fun.

This is an annual HOA event that is popular with people of all ages. This year the Police Dept. and the Fire Dept. were well represented. The barbecue was delicious. We loved the decorations. Paul was the winner of the \$20 in the "Guess How Many in the Jar". A big 'thank you' goes out to the entire Ehlert Family who made this a great success.



I am seeking a few talented people to serve on the Architectural Review Committee. Our first task will be to choose the "official" approved shades of color for the common areas of Franklin Park West. If you are artistic or have an eye for color let me know.

Josie Bolton (fortbolton@gmail.com)

WELCOME TO BOARD MEETINGS

CATCH UP ON WHAT'S HAPPENING IN YOUR COMMUNITY BY SITTING IN ON HOA BOARD MEEINGS. THEY ARE HELD EVERY OTHER MONTH IN THE WORKSHOP ON THE SOUTH END OF THE A BUILDING GARAGE. THE TIME, DATE, AND LOCATION ARE PUBLISHED PRIOR TO THE MEETINGS. TYPICALLY, THEY ARE HELD ON FRIDAY AFTERNOONS FROM 1:00-2:00 PM. BOARD MEETINGS ARE OPEN TO ALL OWNERS OR THEIR DESIGNATED REPRESENTATIVE AND THIS BOARD HAS AGREED TO ALLOW INTERESTED "NON-OWNERS TO ALSO ATTEND. COPIES OF THE MINUTES ARE POSTED ON THE WEBSITE OF HOA SERVICES CO.

FIND A GROUP OF PEOPLE WHO CHALLENGE AND INSPIRE YOU, SPEND A LOT OF TIME WITH THEM, AND IT WILL CHANGE YOUR LIFE.

- AMY POHLER, COMEDIAN AND ACTOR.