

## February 17, 2026 COMMON AREA COMMITTEE MINUTES

Present: C Goretsky, T Norton, K Kabanek, T LeGare, Dir Parris, J Dugan and N Walts  
Public: P Syverson

The meeting was called to Order at 5:30 pm by Vice Chair Goretsky. The Agenda and CAC Minutes of January 2026 were approved.

Public Comment: Ms. Syverson asked if we wd review outdoor lighting policy of IMD. She was referred to RIGC. She also asked if planting wildflowers wd proceed in spring and N Walts said yes.

Dir Parris IMD Feb BOD Mtg Update: Wrap of Strategic Plan in early April and will have CAC impact as many projects are within CAC.

C Goretsky had Water Report follow up. Meeting with Dir Forsman on 2 looped meters. PA has provided more information on the nominal cost of the looping and a summary of the problem issued by HydroSystems/John Keesen. M Bergstresser has asked for detailed spreadsheets to dive into data. Increased costs in 2025 were for turnover tracts taken by IMD late 2024. Discussion focused on furthering efforts to convert turf to mulch or cobble. T LeGare mentioned that Aurora Water is already discussing drought restrictions. As soon as they are issued PA will eblast.

N Walts discussed mulch bed mapping. BV has some landscape maintenance in contract and will work with PA team to remove dead bushes. N Walts will bring a list the targeted beds to the March CAC.

J Dugan presented projects out to bid. At request of Dir Parris he created a more inclusive tracking sheet with projects, bids, awards, dates. D Parris requested adding a column for which pot of money for the project. This sheet will be sent to Dir Bourcier monthly for review for tracking funds correctly. It was decided the 2026 CAC Project List wd be added to J Dugan's tracking sheet on a separate tab in GoogleSheets.

Discussion on bidding round post fencing will include cost comparison of metal fencing per request from Dir Parris. Concrete areas will be reviewed by CAC and prioritized. Question by N Walts on scraping the service roads since weed spray was just approved by IMD BOD this wk. J Dugan noted signs posted along Inspiration Drive were all removed/stolen with days of installation. It was decided not to replace them. Private car for sale has been parked in the fire lane off Gartrell. A question arose about residents flying drones: is it allowed in IMD? It was noted realtors do it. etc. This is for BOD to decide if a policy is needed. T LeGare will research if City has any guidelines on drones in residential areas.

Discussion on BV mowing beauty bands around trees in native? Dir Parris and N Walts both said not to allow and believe Kristin Oles would agree.

T LeGare updated next mtg with CoA on median work at Gartrell/ Inspiration Lane. N Walts discussed wildflower seeding and community involvement. Composting event will be held in May and overseen and announced by PA. Mtg Adjourned at 7:25 pm