

HVPOA Newsletter

HideawayValley.org User ID: hideaway Pass Word: 84da

Prepare for Member Dialogue

Time to discuss important issues

July 2010

Quarterly Meeting:

July 17, 2010 10am
Location: Pavilion at Hideaway. Board meeting and BBQ follows

Summer BBQ & Meeting:

All are invited to the second quarter members meeting to be held at the pavilion in Hideaway Valley. A variety of meats will be served as well as hotdogs for the children. Feel free to bring a desert or a side dish. The meeting will start at 10 AM and the BBQ will immediately follow. Water and soda will be provided. Come on out and meet the Trustees and take this opportunity to review your assessments should you have questions or adjustments.

Very special thanks to Benny Lee and his family for their work to make the BBQ a success!

Hideaway members have long enjoyed the beautiful vistas, great wildlife, wonderful neighbors (OK OK, so there are a few grumps—but we love you anyway...) and rural lifestyle. Yet with members who only vacation here and others who live here full time, lot owners have to decide how to balance expenditures to benefit all. There has been concern and talk about full time residents receiving more benefits than those with empty lots who visit a few months of the year or not at all.

Although there will be no voting at the July member's meeting, we did promise to open a dialogue regarding two important topics. The board encourages you to consider each topic carefully and share possible solutions. Among the topics:

Refuse disposal: A dialogue was started in the spring about trash and where we need to go as an association. We thank everyone who has contributed suggestions. We look forward to your contributions at the member's meeting. We're looking for input and *solutions*—possibly neighborhood cans in strategic areas. Neighbors can keep an eye on the bins with medium sized cans in optimum locations, preventing non-members from using Hideaway services. Think about where to place the cans (smaller than what we now have and larger than individual cans) and how to use them most effectively.

Tiered Assessments: Your Trustees are still considering suggestions for a tiered assessment based on the location of your lot and the level of services received. As long as assessments are low there is not much demand for different levels of assessments. The consensus is to have different assessments based on snow plowing and trash removal in the winter. One suggestion is to have discounts for winter services. Meaning, if your lot is not accessible during the winter then you would only pay for spring, summer and fall services and not snow removal. A different idea is to provide snow removal using smaller equipment and subcontractors.

(Continued on page 2)

Updates

Truck: The Association has been offered \$7,500 for the truck and thus it does not need to go to auction. Pending any higher offers the truck will be sold for that amount.

Road Update: We are pleased announce the progress update on the outer loop of Plat C. Road base and gravel has been added, picking up where we left off last year. The road has been widened on the north end of the loop and road base will be placed and packed before we are finished this year. You may also notice the fresh base put on starting just east of the Tee Pee Ranch running down to the dumpster area. We have more roads to complete so watch for updates in the next newsletter.



Agenda-Quarterly Meeting:

Call to Order: Clifford Johnson, President
Approve minutes from Annual Meeting
Adopt Agenda
Treasurer's Report:-Diana Tallmon
Road Report-Boyd
Truck Report-Tom
Member Discussion:
 Possible Trash solutions
 Pros and Cons of tiered assessments
Open Forum: Member's timed forum (sign up sheet at the door)
Adjournment

STATEMENT Inside

Coming in next issue:

Recap of the July Member's Open Dialogue

(Continued from page 1) Prepare for Member Dialogue

Right here in Sanpete county, *Whispering Pines Association* has a tiered assessment. \$85 for a vacant lot/ \$120 Part time resident/ \$170 year around resident . The idea for this Members Meeting Open Forum is to keep the dialogue open and follow the wishes and needs of our community.

Assessment/ Dues

The Board voted to extend the 10% discount until the end of the second quarter ending July 31, 2010. Your statement will still indicate the second quarter charge of \$42 but you pay the remainder of the balance (\$92.40) for the 2010-2011 budget year, you will still receive a 10% discount. If you have an unpaid balance prior to this budget year, you will not receive the discount.

Knapweed and Russian Thistle *

The Association has sprayed most of the lower loop and some of the upper parts. As a reminder to individual lot owners: it is still your responsibility to take care of your own Knapweed and Russian Thistle. We realize at least 80% of lot owners do not visit their



lots. If you are concerned about noxious weeds on your lot, please contact the board or make arrangements to care for your property

Summer Building

If you have a building project in mind, remember all buildings over 200 sq feet must be approved by the county and the full board at a regularly scheduled meeting. The county requires proof of power, sewer and water with your permit application. Hideaway requires a \$300 road damage deposit that will be returned after building if the road is in the same or better condition than when the building began. Please allow 30 days after submitting your application to the Secretary, Tom Lefevre, so that the board can stamp your application Your application will receive an official stamp after approval. See Sanpete County Website: sanpete.com/pages/inspector

Collections Update

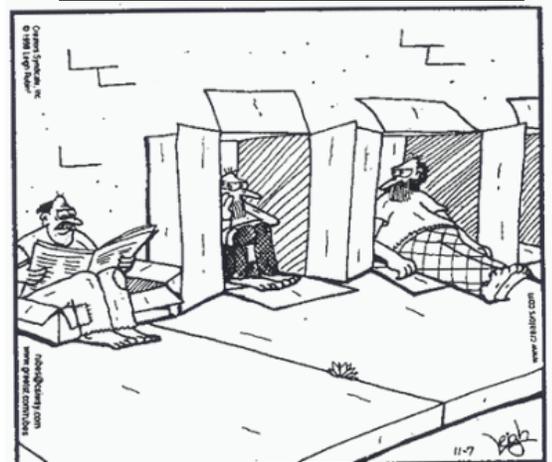
→ Your Trustees have unanimously voted to place liens on **delinquent accounts owing \$500** or more without a payment agreement in place. Along with notice of liens we will be reporting the delinquency to the three major credit reporting agencies. If you are

behind we strongly urge you to contact the board and make arrangements.

We hope to see you at the BBQ on Saturday!

Clifford Johnson, President

Trash: Our gratitude goes to those who have refrained from tossing in non-household waste. A few missed the bulletin about what can and cannot be thrown in the regular bin but progress has been made. Keep up the good work!



Leon seemed unaware that his new residence violated the conditions set forth by the local homeowners' association.