

# SARATOGA SPRINGS OWNERS ASSOCIATION NEWSLETTER

JULY 2003

## Board of Directors/Association Officer Contact Information:

Jeppson, J. D.; 368-9688; Director, President of SSOA – Developer Relations  
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Huntsman, Raleigh; 766-5777; Director - Treasurer  
Fuehrer, David; 766-9444; Director - CC&R, Security  
Roberts, Scott; 766-8556; Director – Legal, Safety  
Barber, Melanie; 768-9384; Officer – Landscaping & Architectural Review  
Wright, David; 766-8552; Officer – Parks, Pool, and Harbor  
Jenkins, Debra; 766-1024; Secretary of SSOA  
Board of Dir./SSOA Officer email alias: [volunteers@utahlake.org](mailto:volunteers@utahlake.org)

## Other Key Contact Information:

Advantage Management, Assoc. Management Company  
Jason Sucher, President Advantage Management; 235-7368;  
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After hour's emergency phone: 358-4902 - **Security 836-1100**  
SSOA Office, 625 S. Saratoga Dr, 766-0621, Fax 766-0623  
Debra Jenkins, SSOA Office Manger  
**SSOA website: [www.utahlake.org](http://www.utahlake.org)**  
**County Mosquito Abatement: 370-8637**

Yard of the Month  
July 2003



Congratulations to Korin and Kelly  
Hatcher on 139 E. Teal Road. Nice job!

## July/Aug Dates to Remember

- ❖ All access/pool keys to be demagnetized on August 3 after 11:00 p.m.
- ❖ August 4, office open to re-magnetize keys for residents.
- ❖ Parking assigned to the harbor area. No more parking on Saratoga Dr near the pavilion.

## KEY TAKES FROM THE JULY 9 BOARD MEETING

- **Curb Painting and Pavilion Parking** - Once the lights in the harbor are complete; all curbs surrounding the pool area will be painted red for safety reasons. Parking will be available in the harbor area, leaving large stalls available for boats and trailers. Towing and booting of cars will be enforced on Saratoga Drive in front of the pavilion. All cars must have a resident sticker or temporary pass issued by the office to park in the harbor. Upon renting the facilities, residents who fail to provide guests with temporary parking passes, and direct them to park in the harbor, will result in the forfeiting of deposits.
- **Demagnetizing of Pool Keys:** Due to the increasing use of the facilities by nonresidents, the Board passed unanimously, to completely deactivate all keys throughout the community by **10:00 p.m., August 3, 2003**. In addition, starting Monday, August 4, 2003, the office hours will be temporarily extended, as well as 2-3 Saturdays set aside, to re-magnetize residents' keys. Residents will also be limited to two (2) keys per residence. Residents who have more than 2 keys may have their account reimbursed \$15.00 for each key they turn into the office at the time of re-magnetizing their two allotted keys. The Board apologizes for any inconvenience this may cause, but stresses that it is necessary to prevent misuse of facilities by nonresidents.
- **Clubhouse** has 3 new lights and the new speed limit on Parkway Blvd is now 30 mph. Four Signs have been installed. In addition, SSD is installing a new drain system across Saratoga Drive, which will result in a dip to slow down speeders.
- **SSOA would like to remind residents that the Lost & Found** is located in the weight room in the basement of the clubhouse. We encourage all residents to please claim your lost items at your earliest convenience. Valuable items can be found in the office and will be given to those who can describe them. We have items ranging from cell phones to wedding rings. Since there are so many items to rummage through, we ask that residents come in personally to the Lost & Found. We remind residents that neither the association nor Advantage Management is responsible for Lost & Found items. Items will be donated and/or auctioned off when necessary to relieve space in closet. In addition, we ask that residents kindly follow the pool rules by refraining from bringing food into the pool area.

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- **The Common Areas** are suffering the effects of drought, broken mains, and soil issues. Bear Claw Landscaping is working with Advantage Management to address these problems. Watering is being done every 3rd day throughout the community, however, some needed areas are being watered twice a day. There have been some major problems with the sprinkler system on Moccasin and Wagoneer and are being addressed.
- **Mosquito Abatement:** The County suggested to the Association that we were deploying an overly aggressive abatement strategy. Further, the county has an abatement stewardship that is already paid for through our tax dollars. In an effort to save money the S.S.O.A. leadership decided to reduce its abatement strategy in half and invite the county to return to providing abatement in our area. A number of complaints had been received at first, but the problem appeared to improve. The Board encourages residents to contact the County at **370-8637** if their area of the Community still continues to experience mosquito problems, as the County is very responsive. Thus, by doing so, will prevent the Association from unnecessarily duplicating the abatement that the County should be providing. The Board agreed to monitor the abatement program further and encourages residents to continue keeping them informed if the matter worsens.
- **New signs** are in the process of being made to create a consistent theme throughout the Common Area, Pool, Pavilion, Clubhouse, Marina/Harbor and Both Entrances. The emphases of these signs are to be more positive and welcoming throughout the community. In addition, the Board would like to remind residents that "For Sale" signs, directional signs, garage signs, etc., are not allowed in the common areas or entrances of the Community, and will be removed. All signs are limited to the their respective properties.
- **Eagle Park Restrooms** are once again now open. A waterline had been broken by the Gas Company, but has now been fixed. The facilities are totally functional now. The combination is 2415.
- **Vacant Lot Maintenance:** The SSOA has mowed down vacant lots of residents and forwarded charges to their account. The Board would also like to inform residents that these charges will go up dramatically in the future if the lots are not maintained. The SSD is also addressing vacant lots. Residents are encouraged to contact the SSOA office if they live next to a lot that appears to be unkept.
- **Redwood Road Fencing:** John Lang Homes is in the process of installing the majority of the fencing by Redwood Road with the exception of Plat 10, and 8 lots between Plat 9 and plat 10, which weren't their homes. The Board will be contacting the developers and Ryland Homes to address the remaining fencing.
- **Yard Completions:** Approximate (25) \$250.00 fines were sent out at the end of June for incomplete yards. A number of other fines and warning letters were also sent out as well. CC&R's will be consistently enforced throughout the community.
- **Marina:** Number of complaints have been made regarding the marina. The drought, unfortunately, is much to blame. SSOA is asking for volunteers to clean it up and will provide the chemicals for the weeds. Dredging is not in this year's budget, but will be discussed for next year's budget. Please contact Dave Wright if you have suggestions or would like to participate in the Marina clean up. List of Committees and their members will now be made available on the website, as well as when the next meeting will be. This will allow residents to attend meetings and provide any input they may have.
- **The Summer/Fall Festival** will be held on September 20, 2003. Included will be volleyball tournaments, horseshoe tournaments, swim races, jumpers for kids, dancing/music, bar-b-q, and more! It will be great fun! More information will be provided in August's Newsletter.

## NEWS AND MISCELLANEOUS

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- **Scruffy Yards & Unfinished Landscapes**  
The LACC is continuing in it's efforts to identify landscapes within our community that are in need of significant clean up. Now that the weather is getting nicer, please take some time to evaluate your property and clean up where necessary. Questions or concerns please call Melanie Barber at 768-9384.
- **Another reminder that if you have been in your home more than 180 days of landscaping weather (November – March exempt) your landscaping needs to be fully finished. A \$250 landscaping fine will be assessed and will double monthly until it meets with the CC&R's requirements. Required landscaping includes side and back yards.**

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- **Committee Members on Website.** Please see our website for committee members and dates the committees will meet if you would like to make suggestions or provide input.
- For detailed minutes of the meetings you can visit the SSOA office or our web site @ [www.utahlake.org](http://www.utahlake.org)
- We encourage those who have comments, suggestions, questions or concerns to send them to our e-mail address: [volunteers@utahlake.org](mailto:volunteers@utahlake.org)

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Dry wall	Decks	Cement work											
Remodeling	Basements	Plumbing											
Stucco	Finish work												



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