

SARATOGA SPRINGS OWNERS ASSOCIATION NEWSLETTER

FEBRUARY, 2004

SSOA Office Hours

Monday & Wednesdays: 4 PM – 8 PM

Tuesday, Thursday, and Friday: 10:00 AM – 2 PM

Newsflash!

- **Association Dues have been reduced to \$80.00.**
- **The new Elliptical is here! Come visit the weight room and try it...You'll LOVE it! Also, another new elliptical is going to be ordered soon so bring a friend!**
- **Speed Bump Survey: Resulted in a tie. One speed bump has been removed to see how the flow of traffic is affected. Please let us know what you think. See minutes for more details!**
- **Saratoga Women's Society is Getting into Shape! February 10th will be a Fitness Class @ 7:00 pm @ the clubhouse.**
- **Volunteers Needed to help plan the May Community Festival. Please contact the office at 766-0621 if you are interested.**
- **Don't Forget to Have Your Landscape Plans Approved. Email LAAC@utahlake.org for appointment.**

Attention All Residents:

- The developer of the golf course has kindly asked that residents refrain from snow skiing and driving motorized vehicles on the golf course (i.e. 4-wheelers and snow mobiles). There's not enough snow to prevent damage to the grass. He did mention that they were aiming to open the golf course May 1, 2004, so get those golf clubs ready...and let's give them a break so that we can be swinging those clubs real soon! FORE!
- **Owners Who Are Renting:** The Board is asking owners who are renting their homes to provide the office with a copy of the lease along with the **owner's mailing address and renter's telephone number**. This will assist us greatly in the distribution of keys, parking stickers, and CC&R notifications.
- **Lost & Found.** If you've lost something of value in the past 8 months, please check with the office.
- **What do you think?** Email us at office@utahlake.org as to whether or not you would support a dues reduction for those who have been deployed.
- **Towing.** Please be aware that K&S Towing is now touring the community 3 to 4 times a day and towing vehicles who are in violation. **K&S' phone # 768-0703.** Towing will be at owner's expense.
- **CC&R Complaints:** Contact the CC&R Committee if you would like to report or dispute a CC&R violation. They will come by and address the issue. Please send your emails to: management@utahlake.org

S.S.O.A.

Meetings:

**Board Meeting:
February 26, 2004
7:00 p.m.
Clubhouse**

Please Note: Always check the web site to confirm the Board meeting date prior to attending the meeting! All meetings are subject to change. www.utahlake.org

Annual Association Meeting & Election:

The Annual Homeowners Association meeting will be held on **March 10, 2004** at **6:30 p.m. at the Legacy Center**. New Board members will be elected, as well as polls taken for important issues affecting our community. We encourage you to please mark your calendars and plan on attending.

Those who wish to run as an officer or committee member are invited to submit their resumes to the office behind the clubhouse. All positions are voluntary. Thank you!

Quick Posts!

(For Detailed Info, Please Review the Minutes at www.utahlake.org or View Copy in Office/Weight Room)

- **Annual Association Meeting scheduled for March 10th!** Yes folks...it's that time of year again to attend our annual Homeowner's Association meeting at 6:30 p.m. at the Legacy Center in Lehi. For all those who wish run for an office on the board, we would invite you to submit your resumes to the office no later than March 5, 2004, so that they can be included on the ballot for the March 10th meeting. Remember that all board positions are voluntary but the

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opportunity to improve your community is priceless! So come and make a difference by attending the Annual Homeowners Association meeting. Hot topics will be discussed and voted upon during this meeting so please plan on attending.

- **Towing.** K&S has agreed to tour the community several times a day and tow, at random, those vehicles who are in violation. (Especially those parked illegally in the red curbing area and the condo/townhome areas.) In addition, towing will be conducted in the harbor for vehicles that do not have a resident sticker, guest pass, or temporary sticker. So PLEASE be sure your guests have the proper stickers/passes and make sure that we all park in the designated parking areas. Your cooperation would be greatly appreciated. If by chance your car has been towed, please contact K&S at 768-0703 to make the necessary arrangements to pick up your vehicle.
- **Leasing Your Home?** The Board is asking that all residents leasing their home provide a copy of the lease to the office. This will help us in the distribution of access keys, vehicle stickers, and CC&R's. In addition, please make sure we have your mailing address in the event we need to contact you. Also...one more thing...just as a reminder.....the CC&R's require a minimum of one year leases. No month-to-month. Your cooperation would be greatly appreciated!
- **Sad to Say Goodbye **sniffles**:** Melanie Barber has resigned as the Landscape Committee Chairperson. We ask residents to join us in thanking her for volunteering her time in this position and wish her our best. In addition, we ask anyone who might be interested in participating in the Landscape Committee to contact the Board. In the meantime, please continue to direct all landscape questions to the board@utahlake.org until a replacement for Melanie has been arranged. Thank you! Also, a reminder for all new residents to contact the Landscape Committee to have your landscape designs approved. Remember...all yards must be in within 6 months of the date of move-in. (6 months being 6 months of growing season between May and October). This is interpreted to be front, back and side yards.
- **DOH! I've Forgotten to Pay my Dues!** Please note that not only can your dues be paid by cash and check, but dues can also be paid by Visa, Master Card, American Express and Discover Card! We can also arrange to have your dues automatically taken from your visa or checking account. We'll even take payment over the phone if that will make it easier for you. Please contact the office if you would like to participate in any of these payment programs. Remember...the dues are \$80.00 per month...and if you pay a year in advance you get a free clubhouse rental! Also, for those who want to drop off their payment, there is a drop box on the outside of the weight room on the right side of the double doors.
- **Slippery When Wet.** New mats have been installed by the showers to avoid having to do a balancing act on the ice and rock salt. Also, rain gutters have been installed around the bathroom/pool area so that the ground will be less slippery/icy due to the water run off from the roof.
- **Misters** have been installed in the weight room along with sanitary spray. Let's all be considerate and wipe off the equipment after use...Your fellow workout partners will appreciate it. (Misters were provided free of charge from Waxie Supplies!) Gotta love those freebies!
- **Another New Elliptical!** The elliptical has been a big hit in the gym to say the least. So big, that another elliptical will be ordered by popular demand. So bring a friend and get into shape!
- **Hey Where's the Handle?** New automatic paper towel dispensers have been installed in the bathrooms...simply waive your wet hands in front of the sensor and woolaaa! Hey..and they were FREE...Another Complimentary gift from Waxie Supplies. Our thanks go out to Bill Raines for working with Waxie in getting us these freebies!
- **Hmmm....I Thought My Dues Went Toward Snow Removal...What Happened?** Very good question...and I promise you there is a good explanation. You see, if you were to have asked anyone in Saratoga Springs if it snows much here you would get the standard explanation: "Naaaaaaa it rarely snows here" or..."I've never seen more than 2 inches for more than one day"....or my favorite as a newcomer here...."We get the lake effect so I've only used my shovel once in 5 years!"....All I can say to you all is SURRRRRRRE....better yet....BURRRRRRRR **smiles**. No

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really, in all seriousness...We had contracted with Mitchell's Snow Removal waaaaay back in September before the snow began to fall. Unfortunately, with all this miraculous snow...they became so swamped removing snow from the rest of the City of Saratoga Springs they asked us if we could get someone else. Of course, this was AFTER it snowed for a good two days solid. By then, the streets were a giant ice skating rink and Duane Skadden came to our rescue. We would like to extend a special thank you to Duane Skadden, who is a resident here, for his due diligence in scraping the snow cone off of the streets. And to all of you who said it never snows here....all I have to say is that was a cruel joke for a newbie from California! **grins**.

- **I Want to be on the Board!** Woohooo! We'd love to have ya! Please submit your resume to the office so that your name can be included in the March 10th Board elections ballot.
- **Speed Bumps? Red Curbs? Lighting? I Want to Provide Input!** Boy...would we welcome some volunteers for the safety committee. If you are interested in being on the Safety Committee, please contact the office so that your name can be placed on the ballot for the election in March.
- **Pavilion? Pool? Harbor Dredging? Weight Room?** Want to get involved with some of these issues? Come join the Pool/Harbor Committee! Contact the office so that your name can be placed on the ballot for March!
- **I'm New to the SSOA, What Exactly do my Dues Cover?** A lot more than most! Our dues cover the maintenance of our year round pool, hot tubs, volleyball courts, basketball courts, historical pavilion, bar-b-que pits, horseshoe pits, boat docks, boat ramps, marina, landscape of green space, street gutters, private roads, fencing, snow removal, melt-away on roads during winter, walking paths, our 3 parks and play equipment, signs, security, security systems, patio furniture, weight room, mosquito abatement, newsletter ...hmmm have I forgot anything?
- **CC&R Clarifications:** To help relieve some confusion, below is the official Landscape CC&R Checklist. (More specific details are located on the web site under CC&R's.)
 1. Maintained front, side and back yards (sec. 5.13)
 - a. No Weeds
 - b. Edged
 - c. Cut Lawn
 - d. Tidy/Cut Shrubs
 - e. Neat Curb and Sidewalk
 - f. No Rubbish and Debris on Lot
 - g. No Dry, Dead Lawn
 2. No vegetable garden on front or side yard (vegetable gardens to be in back yards only) (sec 5.25 & R&R's 1.h)
 3. Vegetable garden and all garden vegetation to be kept well maintained (sculptured planting areas are strongly encouraged – see R&R's 1.h. for suggested materials) (sec.5.25)
 4. Complete Landscape (sec. 5.25)
 - a. Front Yard
 - b. Side Yard (R&R's 1.h.)
 - c. Back Yard (R&R's 1.h.)
 - d. Two, 2" Caliper Trees in Front
 - e. Two, 2" Caliper Trees in Back
 5. Automatic underground sprinkling system (sec. 5.25)
 6. RV/Boat Pad – Concrete or paving stones are acceptable, gravel is not. (sec. 5.15)
 7. No landscape materials (mulch, dirt, etc.) can be on the street (5.13)
 8. Dog runs to be in the backyard and out of public view (R&R's 1.g)
 9. No wood or chain link fencing (exception dog runs) (R&R's 1.g)
- **Parking Review:** When parking, make sure you have your Saratoga Springs sticker in your lower left corner of the window on the driver's side. Also, make sure your guests have a guest pass on their vehicle. In addition, the Association and Sub-Associations are dealing with parking violators very seriously. K&S Towing will be used to tow abandoned, broken down vehicles, as well as vehicles in violation. We kindly ask that you make sure you are familiar with the parking rules within the Association. Just in case you're not, they are as follows:

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1. Residents are encouraged to park in their garage or driveways.
 2. Trailers, motor homes, boats, etc. are not to be parked overnight on the streets.
 3. Residents are not allowed to park in the visitor parking.
 4. Parking inoperable vehicles on the street or in visitor parking areas is not allowed.
 5. 72 hour maximum for vehicles parked on the street.
- **Who Is Who, and How Can I Contact Them?** You got a complaint? How about a GREAT suggestion? We want to hear from you!!!
 - Utahlake.org (for minutes, email address, board issues, office hours, etc.)
 - Management@utahlake.org (Emails directed to Property Management and Office)
 - LAAC@utahlake.org (Emails directed to Landscape Committee)
 - Poolparks@utahlake.org (Emails directed to the Pool/Park Committee)
 - Board@utahlake.org (Emails directed to the Board.) They encourage feedback!
 - Office@utahlake.org (Emails directed to Office Manager at clubhouse.)

We encourage comments, suggestions, questions or concerns! Send them to our email address at Board@utahlake.org.

Board of Directors Contact Information:

Email: board@utahlake.org

Jeppson, J. D: 368-9688: Director, President of SSOA – Developer Relations
Kahn, Scott; 766-0974: Director, Vice President – Community Relations
Huntsman, Raleigh: 766-5777; Director - Treasurer
Roberts, Scott; 766-8556: Director – Legal, Safety
Hovanski-Moody, Lydia: 766-3179 – Security and CC&R's
Jenkins, Debra: 766-0621 or 358-4902 - Secretary to SSOA and Office Manager

Committee Chairpersons:

Landscape & Architectural Review
laac@utahlake.org

Wright, David; 766-8552; Officer – Parks, Pool, and Harbor
poolparks@utahlake.org

Lydia Hovanski-Moody; Officer – CC&R's
Management@utahlake.org

Other Key Contact Information:

Advantage Management, Assoc.
Management Company
management@utahlake.org
Jason Sucher, President Advantage
Management; 235-7368; or
jason@advantagemanagement.com

S.S.OA. Office: 766-0621
Security 404-6003
SSOA Office, 625 S. Saratoga Dr,
766-0621, Fax 766-0623
Debra Jenkins, SSOA Office Mgr.
SSOA website: www.utahlake.org
County Abatement: 370-8637
Newsletter: Debra Jenkins, 766-0621



Bear Paw Landscaping

Steve Drew – Owner; 347-0454



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Martin Patane: 381-5146



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801-768-0808

The Ranches Academy

A public K-6 charter school that charges no tuition, will be opening in The Ranches in the Fall of 2004. The mission of the school is to provide a back to basics curriculum in an environment of discipline and respect with steady parental involvement. Class sizes will be limited to 25 students and the total enrollment of the school will be 350. Open enrollment will extend through the end of February and a lottery will be held during the month of March. If you are interested in enrolling your child or employment opportunities, you may learn more about the school at theranchesacademy.com. If you would like a hard copy of the application or have further questions, you may call Stephanie at 789.3319.

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