

SARATOGA RESORT LIVING

Annual Meeting

The annual meeting will be held on Wednesday, May 7th at 7:00 P.M. at Saratoga Shores Elementary School located at 1415 South Parkside Drive, Saratoga Springs, Utah. This year there is one position available for a term of 3 years. In order to conduct the meeting we need to have a quorum of at least 51% of the community to attend either in person or by proxy and each owner must be current on their monthly assessments in order to vote.

If you are interested in running for the board of Directors, please send a candidate statement with information about yourself and why you are running for the board to the office before April 15th. You may also email your statement to: office@utahlake.org.

Landscaping

Bear Paw has been awarded the landscaping contract this year. They have already begun the spring clean up and will be spraying Roundup and Surfland all along the common area fencing 8"- 10". Roundup kills the vegetation and Surfland prevents the growth from coming back. It is orange and may stain the fencing for a short period of time.

It is time to make sure that you get your yard in shape for the summer. Remember if you are new to the community and have not installed your landscaping, please submit your plans to the office for approval prior to May 1, 2008. Don't forget all homes need at least two trees in both the front and back yard. You can review the landscaping guidelines in the CC&R's under section 5.25 and your plat's supplemental restrictions both are available on the community website at: www.utahlake.org.

All homes and landscaping are required to be maintained. If your landscaping is untidy or not maintained, we will send notification granting 15 days to complete the necessary maintenance or the association will hire a landscaper to complete the work and bill the owner.



Road Committee Update

Roads: Where are we now?

Well, the snow has melted and it is time for spring clean up in our beautiful development. One of the major items that we all own together is our private roads. This article is to answer questions regarding ownership, repairs, and maintenance of our roads.

Are we going public with the Roads?

On October 6, 2006 we received a letter of intent from the great City of Saratoga Springs that said basically under certain conditions, five major roads would be considered for transfer to the City. On Dec 15, 2006 the Homeowners voted 95% in favor of the proposition so the Board set about to clarify the conditions of the transaction. To make a long story short, several things changed since that date:

1. The City was without a City Attorney for 6 months
2. The City started a Police Department July 1, 2007
3. The City Budget appears to be around \$1,000,000 short this year due to reduced housing starts.

All roads, not just five, have been discussed.

So, needless to say, the City has a lot of projects on the docket, and our Roads Project is not on the "Top Priority" list. For the City to consider a transfer, the funding of the initial needed repairs would be an issue that could be solved through a "Special Tax District" that would either be a monthly bill (like street lighting), or an annual property tax item. Our Owners have not warmed to more taxes, so at this time we are looking at other ways to maintain our roads.

What are the Options?

One option is NOT to ignore the situation. Our roads desperately need attention. Centennial has been hard hit by the impact of heavy trucks for building of new homes around the golf course. The cold weather has caused serious damage. Flooding has left a lot of debris around. Public use of our roads due to Redwood Road flooding has not helped.

What can we do now?

In the next few weeks, this work will be done:

Centennial Blvd and Saratoga Drive damage will be repaired. Depending on funds available, other work will be done as well.

To prevent water from getting under asphalt and freezing which sometimes raises the asphalt, the edges and all cracks need to be sealed. Manholes that are broken or sunken need attention. Pathway holes and breaks need filled. Potholes need fixed

Special Cases

In some cases, a homeowner's sprinkler plumbing has failed open, caused a sink hole, and damage to our roads resulted. The responsible homeowner should fix that damage.

Amanda Lane is being considered for work and an Agreement has been proposed between the City, the SSOA, and the Developer.

Continued on last page

Contact Information

Clubhouse Office Address:
 625 Saratoga Dr, Saratoga Springs, UT 84045
 Office Phone: 801-766-0621,
 Fax: 801-847-5803
 Email: office@utahlake.org
 Web: www.utahlake.org
 Hours 9 am - 1pm Monday thru Friday

SSOA:
 Community Solutions and Sales -
 Becki Wheeler / Howard Van Horn - 766-0621
 Office Manager - Korin Hatcher 766-0621
 Cleaning - Bill Raines 380-6778

Board of Directors:
 Ryan Hall- 766-3776
 Gaila Meyers - 766-6373
 Jonathan Rea - 766-3525
 Kirk Skyles -768-0564
 Larry N. Johnson-
 email: board@utahlake.org

Emergency Contact 801-413-9850
Emergency- 911
Saratoga Springs City Office- 766-9793

Calendar of Events

April 1	April Fools Day	
April 3	MVHOA Meeting	7pm-10pm
April 9	LSHOA Meeting	4pm- 6 pm
April 14	Daughters Utah Pioneers	1pm-3pm
April 15	Taxes Due	
April 16	Book Club	7pm-8:30pm
April 14-18	Spring Break	
April 21-25	Pool Closed for Maintenance	
April 24	SSOA Meeting	6pm-9pm

Garage Sale and Dumpsters

Community Wide Garage Sale for the Saratoga Springs Owners Association will be held on April 19, 2008 8:00 a.m. to 12:00 p.m. We will install signs at the entrances and place ads in both local papers. Each owner may install directional signs to their own homes as long as they are removed Saturday afternoon. The city of Saratoga Springs is also having a city clean up and will be providing dumpsters for all residents to use. They should deliver the dumpsters on Monday, April 21 and they will be removed by Friday, April 25. Please do not over fill the dumpsters. Let the office know when they are full and we can call the city to have them dumped.

Send us your email address

In 1996, for the first time, more electronic mail was sent than postal mail in the U.S. Almost from its creation, email has been the most widely used internet application, and in that respect can claim to be the most important. For some people, it is also their most frequent form of communication.

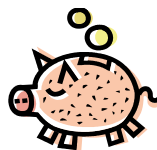
If you haven't already, send in a quick email to the office perhaps to just say hi at office@utahlake.org We will update your email address in the system. Your email will not be used in any lists other than to communicate between the office, board of directors and homeowners. Thanks in advance.

It is almost time for the seasonal maintenance on the pool. This year the pool will be closed from Monday, April 21st to Friday, April 25th for maintenance. We will be working on the pool deck, electrical wiring and the regular scheduled cleaning. If we are able to complete the necessary repairs early, we will re-open the pool. The green flag near the pavilion will be down during the maintenance and will be raised once the pool is opened. If the weather does not allow for the required repairs, we will need to re-schedule the maintenance for another week.



Thanks for your cooperation in advance.

We received some money that was found in the green space on February 20th during the evening. Call the office at 766-0621 to claim, you will be required to identify information proving it is yours.



We want to thank Lisa Johnson, Jonathan Rea, Teresa Budd, Fred Jeppson, Bailey and Taylor Hatcher for helping stuff the Easter Eggs this year. The Easter Egg Hunt was a great activity for the younger

Roads– continued from page 2

Long Term Protection

Let's say we get our roads up to standard, what can we do to reduce maintenance? First, consider the major sources that impact our roads:

Excess traffic Heavy trucks Cold weather and cracks in the asphalt Neglect

Excess Traffic— How can we reduce excess traffic? The Board will consider all options

Gate Saratoga Drive on our side of the turn around at the North Entrance of the Development. This would keep the public from cutting through and utilizing Saratoga Drive, which is too narrow and not built well enough for a lot of traffic.

Signage: "NOTICE: PRIVATE ROADS – Authorized vehicles only, all other impounded". Maybe people who otherwise use our roads would think twice.

Heavy Trucks— Something has to be done about Centennial; it is seriously damaged from Redwood Road to Eagle Park. No heavy trucks would help a lot. Maybe a sign at the Centennial entrance such as: "**NOTICE: NO TRUCKS ALLOWED**" use next exit to South".

Cold Weather— When the edge sealing is done, that will be a tremendous help to preserving the asphalt condition as water can not seep in, freeze and then buckle the road.

Neglect — The worst thing we can do is neglect our roads. The present Board of Directors is proactive in dealing with our roads. If owners let the office know about and damage near you, or roads you travel, then together, we can have nice roads again.

Bottom Line: We have had a delay in this project, but let's get the roads fixed and then solve the long term maintenance issue. Thanks for being great neighbors!

Larry N. Johnson

1508 Cottonwood Ln

Phone: 766-4650

Email: larry.n.johnson@netzero.net