

# SARATOGA RESORT LIVING

## Special Meeting to Amend the CC&R Results

**Election Results** The vote to amend and clarify the CC&R's was approved by an affirmative vote of **1001 to 120**.

**Thanks** We want to thank everyone who participated in the reconvened special meeting, either in person or by proxy. The reconvened meeting was held on December 23<sup>rd</sup> and there was a quorum present. The first meeting was held on December 10<sup>th</sup> with no quorum present. That meeting was recessed until December 23<sup>rd</sup>.

**Quorum Problems / Misleading Restraining Order** Part of the quorum problem was that Marina Village with the assistance of their attorney, produced a document that used language only a court can use, for example the letter states that SSOA was enjoined from conducting HOA business on the December 10<sup>th</sup> meeting. While in reality the court has never made such determination or issued an such order. Although we cannot say with certainty, we think the circulation of this document contributed to the lack of a quorum at the December 10<sup>th</sup> meeting. The lack of a quorum forced SSOA to reconvene the meeting at a later date to conduct business.

**Another Restraining Order** On December 23<sup>rd</sup>, SSOA was served with a properly issued restraining order. Marina Village and it's attorney obtained a restraining order questioning the voting process. SSOA has been restrained from recording the **Resident Voter Approved** CC&R amendments until a hearing can be conducted. This hearing is scheduled for February 9<sup>th</sup>.

**Board Maintains** Our SSOA board still contends that the SSOA not the Marina Village Sub-Association has authority over the common area owned by SSOA on behalf of all residents. It appears that going to court is the only reasonable way to settle the issues once and for all. SSOA has made several settlement proposals through the SSOA attorney all of which were rejected by Marina Village. We will keep you posted in the next month's newsletter as to the hearing results and the status of the amendments.

## 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 9:00 am - 1:00 pm Monday-Friday

### SSOA:

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

### Board of Directors:

Ryan Hall  
Gaila Myers  
Jonathan Rea  
Larry N. Johnson  
Doug Graham

**Contact Board by e-mailing to:**  
**board@utahlake.org**

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

## Calendar of Events

	New Year's Day	
Jan 7	MVHOA Meeting	7pm-10pm
Jan 11	Empty Nesters	6pm-10pm
Jan 8	LSHOA Meeting	4pm-6pm
Jan 18	Martin Luther King, Jr. Day	
Jan 20	Book Club	7pm-8:30pm
Jan 28	SSOA Meeting	7pm-9pm



## SAFETY TIP

Tell your spouse, your children, your neighbors, your parents, your Dr's office, the check-out girl at the market, everyone you run across. Put your car keys beside your bed at night.

If you hear a noise outside your home or someone trying to get in your house, just press the panic button for your car. The alarm will be set off, and the horn will continue to sound until either you turn it off or the car battery dies.

This tip came from a neighborhood watch coordinator. Next time you come home for the night and you start to put your keys away, think of this:

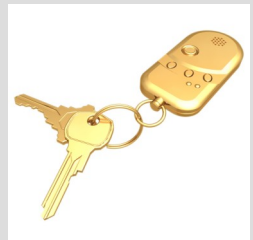
It's a security alarm system that you probably already have and requires no installation. Test it.

It will go off from most everywhere inside your house and will keep honking until your battery runs down or until you reset it with the button on the key fob chain.

It works if you park in your driveway or garage. If your car alarm goes off when someone is trying to break into your house, odds are the burglar/rapist won't stick around.

After a few seconds all the neighbors will be looking out their windows to see who is out there and sure enough the criminal won't want that.

And remember to carry your keys while walking to your car in a parking lot. The alarm can work the same way there.



## Carbon Monoxide Poisoning

Carbon Monoxide (CO) poisoning comes from many sources such as wood, propane, natural gas, charcoal, gasoline and anything else that burns. People can avoid CO poisoning through simple prevention measures and common sense:

Have your heating systems serviced by a qualified technician every year. (This helps ensure that your system is operating safely and that all combustion byproducts vent to the outside).

Install a battery-operated, Underwriters Laboratory approved, CO monitor on each level of your home. Check or replace the battery when you change the time on your clocks each spring and fall. Installing a CO monitor should never be a substitute for a professional inspection of home-heating and cooking equipment.

Owners of boats, and recreational vehicles with propane stoves or heaters should install CO monitors.

Seek prompt medical attention if you suspect CO poisoning and are feeling dizzy, light-headed, or nauseated.

Do not use a generator, charcoal grill, camp stove, or other gasoline- or oil burning devices inside your home, basement, garage or outside near an open window.

Do not run a car or truck inside a garage attached to your house, even if you leave the door open.

Do not burn anything in a stove or fireplace that is not vented.

Do not heat your house with a gas oven.



If you think you have CO poisoning and have symptoms as described above, call your poison control center at 1-800-222-1222 or dial 911.

### Sign up to Receive Email Community Newsletters!

When you sign up for our monthly email newsletter, you will be added to our database as a resident of the Community. You will receive updates and notices of events, policy changes, community improvements and other pertinent

information about your community. Emails can be sent to you in cases of emergencies, like water being shut off in the community and other urgent notices. Go to [www.onlinecommunitysolutions.com](http://www.onlinecommunitysolutions.com) then click the property you live in.

## Lot 11 Suit, Marina Village HOA vs Saratoga Springs HOA

**Lot 11 Foreclosure** Lot 11 in Marina Village was foreclosed on by Wells Fargo. Wells Fargo, once it foreclosed, became the legal owner.

**Marina Village Demands** The Marina Village Board demanded that SSOA ignore Wells Fargo's ownership and act as if Marina Village was the owner of Lot 11. Because there was no legal basis for doing so, SSOA did not dispute Wells Fargo's ownership. Marina Village claimed damages against SSOA approaching \$400,000.

**Judge's Decision** The case was presented to the Judge, and the Judge ruled that Wells Fargo owned the property and that Marina Village's claims against SSOA should be dismissed. The Court has now formally dismissed the case with prejudice, which prevents Marina Village from bringing the same claim again. That was a win for SSOA.

**Residents Ask** Why are we involved in these suits which have cost many thousands of resident funds? All of the suits are related to control of the common area. Marina Village has challenged your SSOA authority to manage SSOA-owned common area. Many residents ask why Marina Village thinks they have control over SSOA common area and we have no logical reasonable answer to that question. Residents complain that they believe the Marina Village suits are unfounded and a waste of money. **Unfortunately, we must defend your rights to maintain your common areas.**

### Valentines Day Facts

- Every year, about 1 billion Valentines Day Cards are sent around the world. After Christmas, it's the single largest seasonal card sending occasion.
- Teachers receive the most Valentines Day Cards, followed by children, mothers, wives, and then, sweethearts. Children between the age of 6-10 exchange more than 650 million Valentines cards with teachers, classmates, and family.

Happy Valentines Day!

