

Hidden Valley Heights



A NEWSLETTER FOR THE HIDDEN VALLEY HEIGHTS HOMEOWNERS SPRING 2006

INSIDE THIS ISSUE:

- Transition
- Committees
- Homeowner Responsibilities
- Top 5 Misunderstandings by Delinquent Homeowners



Learn more about the committees at:
www.myhvh.com

Transition

We are nearing the end of the development stage of Hidden Valley Heights. We now need to be preparing for a smooth transition from developer to owner control. The more people involved in this process, the better it is for the association.

The Board of Directors has requested volunteers for a Transition/Nominating Committee to help select a new Board of Directors. The positions to be filled are: President, Vice-President, Secretary/Treasurer.

The committee members include:

Jeremy & Andrea Fairbanks
Gary Nell & Nicole Packer
Greg & Andrea Sanders
Brendan Snow
Kevin Johnson
Bryce Burns
Lori Brazil
Jason Madsen

In order to make recommendations for the Board of Directors positions please email transition@myhvh.com.

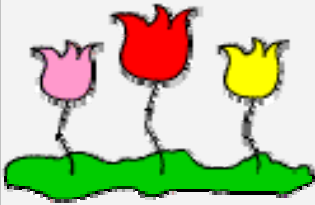
The Board of Directors has selected Thursday, May 11, 2006 for the annual meeting. The meeting will be held at 6:00 pm in the clubhouse. Voting for the new board members will take place at the meeting

We have been asked to start a Q&A Forum in each of our newsletters. If you have any questions regarding the HVH Owner's Association or Owner's Associations in general then email them to info@myhvh.com or mail them to Q&A at HVH, PO Box 878, Spanish Fork, UT 84660. All questions will be answered anonymously.

Committees

We would like to remind everyone the need for volunteers for the various committees. In order for the HOA to run smoothly once the association is transferred from developer to owner control, the committees are vital. The Board encourages widespread community participation in its committees, including renters. If you would like to volunteer, then please fill out the volunteer form that can be found on the *forms* page of our website www.myhvh.com. The form can then be turned into Debbie, the clubhouse manager.

- Newsletter/Web Committee
- External Affairs Committee
- Budget Committee
- Compliance Committee
- Neighborhood Watch Committee
- Social Committee
- Architectural Committee
- Grounds Committee



DATES TO REMEMBER:

- March 1st HVH Association Fees Due (Late by the 10th)
- March 17th St. Patrick's Day
- April 1st Association Fees Due (Late by the 10th)
- April 1st April Fool's Day
- April 9th Palm Sunday
- April 16th Easter Sunday
- May 1st HVH Association Fees Due (Late by the 10th)
- May 11th Annual Board Meeting

Homeowner Responsibilities

Many things affect the value of our investments here at Hidden Valley Heights. Among those include things that we can control and some which we cannot. Perhaps the only one that we cannot control is general market conditions.

Among those that we can control, and possibly the one that makes the most difference, is curb appeal. Things that affect curb appeal include; garbage, clutter on back porches, damaged or unkempt common areas and landscape and animal messes.

Although these are all issues covered by our Rules & Regulations, it requires everyone's participation and cooperation in enforcing these rules. Everyone must become aware and be responsible in recognizing and reporting violations.

Significant damages have occurred due to unsupervised children. Please, if you see any violations occurring do what you must to stop it! For example, if you see children digging holes in the landscaping; then by all means, stop them. Ask them their names, unit numbers, and escort them home. Then fill out a **Violations Form** found on the web or at the office so the management can bill the appropriate parties for repairs and damages. If they go unreported, all homeowners will end up paying the bill.

Remember that this is YOUR property. The upkeep and maintenance of the common areas are paid for by your HOA dues. The job of keeping property values up is the duty of all homeowners.

Top 5 Misunderstandings by Delinquent Homeowners

We found a list of the top misunderstandings delinquent owners have regarding the payment of assessments. Their answers may or may not surprise you.

1. If I don't get a bill for assessments, I don't have to pay.
2. The Association isn't doing its job, so I don't have to pay.
3. I thought the HOA dues were coming out of my monthly mortgage payments.
4. I paid for them at closing.
5. If I don't live in the house, I don't have to pay assessments.

Do you have info, a photo or other items of interest to our community? If you have any ideas for something you would like to be covered please don't be shy. Email news@myhvh.com with any comments, suggestions and information for our newsletter.



April Showers Bring May Flowers

