

BARRINGTON NEWS

February 2007

In an attempt to keep the Barrington Park residents better informed of what is happening in our community, this news letter is provided on a monthly basis. Our format has changed to offer more explanation and perhaps even make our "monthly" easier and more enjoyable to read. Residents of Barrington Park are encouraged to submit questions or make suggestions as to what is included in this publication. Simply drop off your articles and/or questions at the office drop box. Please submit items at least 1 week before the end of the month.

IMPORTANT NOTICE

The Barrington Park Homeowners Association Annual Meeting is scheduled for **Thursday 15 February 2007, 6:30 PM at John C. Fremont Elementary School, 4249 South 1425 West**. This is your Association and your participation is important. With this mailing is the annual meeting packet of important information required by the CC&Rs. Please take time to review the material before the Annual Meeting. If for some reason you are unable to attend the meeting, the packet you have received provides you with instructions on how you can vote by proxy. This is your opportunity to help direct the future of where you live. Following are some items that will be discussed. Only those homeowners that are current with their Association fees are considered to be in good standing and have the opportunity to vote. This means that you must be current as of 15 February 2007. **Elections.** You will have the opportunity to vote for three of the nine member Board of Directors. These folks are who you elect to guide the affairs of the Park. They should reflect how you feel Barrington ought to operate. The Board of Directors is governed by the same rules and regulations as applies all our association members and is accountable to you homeowners in a variety of ways. They have also agreed to the dubious task of enforcing the rules that we all agreed to live by when we moved into Barrington Park. The CC&Rs prohibit any compensation for the Board of Directors duties. All these great people spend many volunteer hours to serve. Almost always, someone is not happy with some of the hard decisions the Board must make. However, it is virtually impossible to make over a thousand residents happy all the time. As of press time, we have four individuals that have been nominated. So far the list is:

ATHMAN, Cindy

COBURN, Rosanne

LEWIS, Dave

MCDERMOTT, Mary (Incumbent)

You will have an opportunity to listen to each of these candidates as well as nominees from the floor at the annual meeting. Barrington Park is indeed fortunate to have homeowners that care. There are Associations throughout the county where the apathy is so bad that they have to beg people to serve. Our Volunteers are what makes Barrington Park the great place that it is!! **Covenants, Conditions and Restrictions (CC&R)** **A**gain, you will not be voting on a revised CC&R package at this meeting. However, we have the final drafts and want to give you some important information on what the changes are and how the process for ratification will take place. We still feel more homeowner input is needed on certain items before we finalize the document. The big issue here is the fact that our CC&Rs have not had any changes since 1990 and are in real need of some changes to keep up with the times. **Maintenance Fees.** The Board of Directors has decided to **NOT** ask for any maintenance fee increases again this year. The reason that the Board is not asking for an increase is because last year homeowners voted in the Special Assessment. The Special Assessment is designed to cover the exterior repairs needed and has taken a great deal of pressure off the regular maintenance fees. By doing much of the work with in house labor and using Barrington Park owned equipment, we are now realizing substantial savings in our maintenance budget. There never seems to be enough money to do everything that homeowner's request, but little by little, we are making

progress. **Financial Statements** - As always, and in accordance with the CC&Rs, financial records are available for your review and inspection at the office. We will also have the financial statements at the Annual Meeting. In accordance with the CC&R's, the Independent Audit has been completed and we are just waiting the final documents. Homeowners will be notified when we receive the hard copies. Hopefully they will be available at the annual meeting. **Building Renovations** – You will get a briefing on where we are and what we will try to get done this year. Although there are no significant changes or controversial items at this years meeting, it should be informative and worth you time. We again encourage your participation.

OTHER NEWS

NEW BOARD MEMBER - We want to welcome **Scott Hubka** to the Board of Directors. Scott will serve the remaining 2 years of B. Murphy's term. B. had to resign from the Board due to time conflicts. We thank B. for his time and valuable input to the Board. The By Laws provide the Board to fulfill such a vacancy. Welcome Scott and your thanks for your willingness to volunteer time and effort to the community.

FROM FINANCE & MANAGEMENT – When making payments please make sure your **Barrington Park** address appears somewhere on the check or money order. Your address is your account number and helps insure your payments get posted to the proper account. Regular HOA fees are due the 1st of the month (even if you do not get a statement until sometime later). A Late Charge of \$25.00 may be charge for any payment received after the 20th of the month. As stated in the CC&Rs, 1 percent interest per month is charged on the unpaid balance of all accounts.

CHANGE TO LIEN PROSSESSING

The Board has made changes to when Liens will be recorded for delinquent accounts. For regular assessments, the date that lien processing will take place is the closest business day to the 21st of the second month a payment is due. For special assessments, the date that lien processing will take place is the closest business day to the 21st day of the third month a payment is due. Examples: Regular Assessment – Julys HOA payment is due 1 July. If that payment is not received by 21 August, a Lien will be processed. Special Assessment- If a Special Assessment payment is due the 1st of March a Lien will be processed on the 21st of June. Liens that go the full cycle end up costing the homeowner about \$250.00 in additional costs that get added to the account and must be paid before a lien is released.

Maintenance Fee Delinquencies

1164 Norwalk	Degraw	4261 Winfield	Sepulveda/Gallardo
1231 Norwalk	Kisner	4271 Gloucester	Luna
1242 Thames	Gallegos	4289 Winfield	Hansen
4229 Derbyshire	Griffiths		
4295 Winfield	Lucero	4307 Cromwell	Andrews
4303 Rugby	Cushing	4307 Rugby	Parsons
4305 Haverford	Hood	4309 Winfield	Moore

ASSESSMENT BALANCES

Included with this newsletter is a Special Assessment Statement. No matter which way you decided to pay your special assessment, the next bench mark is 1 March 2007. At that time, your Special Assessment balance should be no higher than \$2400.00. Late fees and Liens will be processed for those that are in arrears. If you have questions, call Bruce at the office 263-3628.

NEXT SCHEDULED BOARD MEETING :8 February 2007, 6:30 PM at the Office

AGENDA OF ANNUAL MEETING

**Barrington Park Homeowners Association
15 February 2007, 6:30 PM
John C. Freemont Elementary School
4249 South 1425 West**

1. Welcome & Call to Order
2. Quorum of Homeowners Verified
3. Presidents Comments & Report
4. Committee Reports
 - a. Budget Thelma Olsson
 - b. Grounds Deloris Lenhart
 - c. Architectural Control Greg Fraser
 - d. Compliance Mary McDermott
 - e. Neighborhood Watch Donna Hagblom
 - f. CCRs Thelma Olsson
5. Presentation of Nominees for Board of Directors
 - a. Nominees to present themselves
 - b. Open questions to nominees
 - c. Elections
6. General questions and concerns from members. (Input is accepted and recorded by Board of Directors. However, no decisions can be made or voted on until subsequent meetings are held.)
7. Meeting adjourned

Barrington Park Homeowners Association

PROXY FOR THE PURPOSE VOTING AT MEETINGS

ARTICLE IV, Section 5. Proxies of the Barrington Park BYLAWS states “At all meetings of members, each member may vote in person or by proxy.” This provision allows members of the Association who cannot attend meetings to have other individuals vote for them. There is no designated format for Proxies. However this document is provided to you and may be used if you wish to give proxy to another individual. Realize that when you give your proxy, the proxy holder may vote however they wish.

If you are unable to attend the Annual Meeting scheduled for 15 February 2007, Fremont Elementary School, at 6:30 PM, we encourage you to give your proxy to another individual that you know will attend the meeting. You should receive some assurance that the person holding your proxy will in fact vote the way you desire. If you have no one else to vote for you, we encourage you select any Board member to vote for you. Current Board Members are Michael Perlman, Katie Nielson, Donna Hagblom, Debbie Bass, Gregory Fraser, Evelyn Strong, Mary McDermott, Thelma Olsson and Scott Hubka. Members and Proxy holders will vote for three new Board Members. To date four individuals have indicated a willingness to run for office. They are:

- ATHMAN, Cindy**
- COBURN, Rosanne**
- LEWIS, Dave**
- MCDERMOTT, Mary (Incumbent)**

This proxy must be returned to “Barrington Park Homeowners Association, ATTN: Secretary, no later than 5:30 PM on 15 February 2007. It must be in a sealed envelope. Please mark “Proxy” on the outside of the envelope. Either mail your proxy to: Barrington Park Homeowners Association, 1245 Darby Castle Way, Taylorsville, UT 84123 or drop in the office drop box.

Designated Individual to whom you wish to give your proxy.

Name of individual who will vote for you

HOMEOWNER SIGNATURE

DATE

PRINT HOMEOWNERS NAME

HOMEOWNERS ADDRESS