

BARRINGTON NEWS

Barringtonpark.org

August 2007

In an attempt to keep the Barrington Park residents better informed of what is happening in the 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.

PRESIDENT'S CORNER:

Hi there fellow *Barringtonians*..Wow, I can't believe that it's almost August already...can you???

Well, here's another passage of ramblings and babbling from the President of the Association about your Board and what we're doing on your behalf.

I'm very excited to announce that the papers were signed on Friday the 27th and the Condo on Thames has been sold...and it's also great to be able to tell you that a sizeable contribution has been made to the Reserve Account from the sale. It was a wonderful thing to do and there are many thanks to go out, but especially to Bruce and Mike for their hard work, effort and diligence in getting everything done on time, on budget and THE PLACE LOOKS GREAT.

It also must be stated here that in spite of what some of the "rumor-mongers" have said, NO MONEY WAS TAKEN OUT OF THE ASSESSMENT FUND FOR THIS PROJECT...and by the way, were it not for the Integrity of Bruce Bollinger, our Property Manager, Barrington Park wouldn't have been able to take advantage of this situation. The family of Elaine Lewis came to Bruce first with the statements that they didn't want the condo and were going to let it go into foreclosure. Bruce could have bought the unit himself and made the money and we'd have not been any the wiser. However, he brought the idea to me and the Board for our consideration first...What a guy, that just goes to show you the kind of person we have working for us. And speaking of workers, I'd also like to remind homeowners that Mike and his crew work for Bruce and DFI, LLC is under contract to Barrington Park. So the next time someone wants something done, please fill out a work request, drop it off into the office and it will get taken care of. This is a GENTLE reminder folks that rudeness, negative comments and ordering Mike and "his employees" is unacceptable behavior and won't be tolerated and if it continues, your projects will not get done unless the Board acts on them. Unfortunately, I must admit to you all that I've never seen a group of people who walk around with "their glasses half empty" as opposed to "half full" in my life. Don't you realize what a great place we live in...and how it's getting better all the time????

Okay, I'll grant you that we're having a bit of a problem with brown grass, but the honest truth is that we went from 60 degrees to 90 degrees and had no spring rain at all. We also have an "aging" water system with wiring that needs to be replaced and unfortunately, we had a problem with some areas and "got behind the 8-ball" before we had a good handle on the problems. The lawn will come back and life will continue...by the way, I've got a sprinkler on my hose and I spend a few extra minutes each week, watering areas that are especially brown, try it you might find it relaxing to water the lawn a bit, I know that I do, it gives me a chance to be outside and look at the trees, listen to the birds and remind myself of how nice a place, Patricia and I chose to live in...

I know I'm being a bit harsh, but some days, it feels like those of us that "SERVE YOU", are always wrong, out to do our own bidding and not doing our jobs. For those of you that feel this way, first of all, SORRY, WE'RE DOING THE BEST THAT WE CAN AS VOLUNTEERS, and secondly, why don't you come to a meeting or get involved yourselves????????? Oh, and by the way, YOU'RE WELCOME!!! And the Board is quite pleased and grateful for the extreme care, love and attention that Bruce, Mike and "the crew" take in working for US. In reality folks, we have it pretty darn good around here.

You'll be happy to know that we're very close on finishing the new CC&R's and they'll be distributed within the next few weeks. We want you all to look them over and we'll have a vote to approve them so we can move on with that "next chapter" in our lives.

I'm still waiting to hear from those of you interested in helping to create our Community Council. Remember, I brought the idea up last month and I really think it'd help us all to understand more about the "goings on here and what people's concerns are and have input not just from the Board, but from you the homeowners."

As always, your Board is working for you / all of us and is open to your comments and suggestions. You are also invited to attend any of our monthly meetings, serve on committees and have input.

Thanks for listening, reading and most of all, for caring about this wonderful place we call HOME. I hope you're having a great summer and I look forward to hearing from you.

Mike Perlman, BPHOA Board President
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MID SUMMER - It is mid summer at Barrington and things are going pretty well. We are a bit concerned about water as we have been pouring it on trying to get some of the spots that got away from us in the spring. For the most part we are back under control but as it was just announced that this is the 3rd hottest July on record, no wonder we have some burns. We now have a bumper crop of Brown spots. Some are caused by us being a little stingy on the water and some are simply that when it gets this hot, Mother Nature takes over by telling the grass to go dormant. As soon as it cools a little, it will come back with full glory. So please bear with us a little as we try to strike a balance between water conservation and keeping it beautiful. **INSECTS** - Barrington has a policy that we allow nature to take its course concerning most insect control. That is, if they live outside we do nothing. On the other hand, if they are penetrating the exterior surfaces and are entering the home, we do try to stop the insects from entering your home by repair the damage that allowed the critters to invade in the first place. This does not preclude homeowners from purchasing their own pesticides as long as they use them in accordance with label directions and are extremely careful about neighborhood pets. We will still come spray for yellow jackets if they build a nest on the exterior of your home. **BUDGET**- The budget developed by the Budget Committee for FY 07-08 is being presented to the Board at the next Board meeting. At this point it appears that no increases in HOA fees will be asked for. It calls for the same amount of expenses as last year with increases in utilities but with the money now being saved in exterior repair it should make up the difference. So-good news to Homeowners is that there should not be an increase in the HOA annual Maintenance Assessment this year. In accordance with the CC&Rs this pro forms budget is to be made available to homeowners not less than

60 days before the beginning of the fiscal year which 1 October 2006. It is available at the office. Simply let Bruce know if you want a copy. We'll let you know for sure when the budget passes. We appreciate the work of the Budget Committee. **PONDS** – Bruce recently met with representatives from Taylorsville City and Salt Lake County concerning the dredging of Pond #3 (the pond closest to 1300 West). Work will begin as soon as the large back hoe is available which could be tomorrow or a couple of weeks from now. Work will need to be done in increments as some debris dries and allows additional access. This is not going to be a particular pleasant endeavor especially for those living right around the pond. We will do as much as we can to minimize the impact but unfortunately, after 30 years of neglect and the work being done at City expense, they are pretty well directing how this is going to get done. We will be required to fix up some of the landscape that gets torn up but they will work with us as much as they can. In return, we should have a much more attractive and functional pond when all is finished. **WATERING SCHEDULES** – The water comes on at night and in the early morning hours three times a week. Usually (depending on rain and heat) those cycles are about 7 minutes in length three times during the period. This is to allow maximum soaking and avoiding run off. Do not be alarmed if you see an area getting watered more than once in one night. That is part of the plan. As always, residents are encouraged to report any broken sprinklers or heads that do not operate correctly. **POOL** – Thanks so much to all that use the pool. You have been just great this year concerning courtesy and cleanliness. We have had only a couple of very minor incidents and those were taken care of quickly and equitably. In return for your hard efforts, it has been our hard effort to give you the cleanest pool possible. We have been informed by a worker in the Board of Health that there are only two extremely clean pools of our type in the valley. Barrington is one of them. Congratulations to you swimmers, the monitors and the maintenance people. For your information, the Pool will close for the season at 9:00 P.M. on the 3rd of September. That is Labor Day.

Building Coatings - 3 more are finished or almost finished with another 5 ready to go. We have another painter that we are trying out so we can get another crew going. With the two crews we should be able to make our goal of 20 + this year if the weather will hold out. We will keep you posted on progress. We would rather be slow and deliberate and do a extra good job. The speed will pick up as we learn and figure out the short cuts. Thank you all for your support and patience.

Best Looking Garden Award – On August 17th 2007 a gift Certificate in the amount of \$50.00 will be awarded to the home that has the best looking yard. Many of you do a great deal around you homes to make Barrington look really good. The Board and Grounds Committee think you ought to be recognized for your efforts. Those of you who have not started yet still have some time to get those flower beds going, so get busy and start cleaning and planting.

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.

The following are delinquent on maintenance fees for 60 days or longer. Liens are in progress or have been placed. Requests for Judgments and Foreclosures have started for chronic delinquencies.

1216 Southampton	Fife	4228 Derbyshire	Ashby
1242 Thames	Gallegos	4229 Derbyshire	Griffiths

4261 Winfield	Sepulveda/Gallardo	4301 Rugby	Martinez
4264 Taryton	Landrum	4307 Cromwell	Andrews
4271 Gloucester	Luna	4307 Rugby	Parsons
4289 Winfield	Hansen	4310 Abby	Godfrey
4294 Brunswick	Cloward		
4295 Winfield	Lucero		

ASSESSMENT BALANCES

Your Special Assessment balances should not be any higher than \$2100.00 as of 1 September 2007. This month you will or have received an Assessment Statement in preparation for Septembers maximum balance of \$2100.00. No matter which way you decided to pay your special assessment, with your September payment, your balance should be no more than \$2100.00 Below are listed those Assessments are in arrears. Late fees and Liens will be or have been placed. If you have questions, call Bruce at the office 263-3628.

		4303 Rugby	Rhodes
		4307 Cromwell	Andrews
1134 Norwalk	Christensen	4307 Rugby	Parsons
1144 Norwalk	Bass	4309 Rugby	Hawks
1150 Norwalk	Platts	4309 Winfield	Moore
1194 Middlesex	Williams	4310 Abby	Godfrey
1216 Southampton	Fife	4314 Abby	Johnson
1242 Thames	Gallegos	4314 Arden	Andrews
4228 Derbyshire	Ashby	4316 Whitby	Hall
4267 Winfield	Markham	4320 Haverford	Escalante
4271 Gloucester	Luna	4229 Derbyshire	Griffiths
4294 Brunswick	Cloward	4221 Waverly	Sehara
4295 Winfield	Lucero	4261 Winfield	Sepulveda/Gallardo
4301 Rugby	Martinez	4264 Taryton	Landrum
4309 Haverford	Sargent		

Park Report

Due to limited space in this edition of the newsletter, the Park Report is not contained in newsletters being mailed. It is available at the office or on line at Barringtonpark.org. For those that receive your statements and newsletters by e-mail, the Park Report is attached at the back of this newsletter.

From You – It has been a while since we received a letter that someone wanted published. Because of space and postage we eliminated the advertising this month to publish the following:

NEXT SCHEDULED BOARD MEETING: 9 August 2007, 6:30 PM at the Office

July 2007 Park Report

Job Order Status -131 new Requests, 160 Closed, 246 Still Open – a backlog decrease of 29 (counter 4003) Of the 246 still open, 32 are unfunded of which most are cement.

Grounds - & Buildings

- Continue working on Job Order Back Log
- Ongoing mowing happening now.
- Sprinklers are a problem, heat and line breaks, dedicated sprinkler person, slowly recovering. Lawn going dormant.
- Major sprinkler line repair south entrance (due to 1300 west construction)
- Deck staining complete
- Shrub trimming ongoing
- Foundation plaster being repaired
- Renovation painting completed 4315-4321 Haverford, finishing 4268-4272 Dunmore, started 1170-1174 Norwalk. 5 other ready for paint crew.
- Pool care daily – Filter repair required, major leak no closure.
- Weed control Roads and sidewalks.
- Contractor finished shaping and trimming 28 large Sycamore trees
- All trees requiring spray for disease and fungus have been sprayed.
- All trees requiring deep root iron have been done.

Office –

- New Folks -
1202 Norwalk Layton (Yoshinaga)
4291 Winfield Fritz (Wallace)
- 1252 Thames sold waiting for close 27 July
- Slip and fall – No new information

Board Decisions –

- 8 - Complaints
- 1 – Request for stay of lien
- 1 – Pool Smoking Policy request