

BARRINGTON NEWS

Barringtonpark.org

October 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.

Fall is Here - As we all found out this week, this is that time of year when it can turn cold real quickly. Soon the leaves will begin to turn and fall and the flowers may catch that first hard frost. As we prepare for winter we urge you all to take a minute and walk around our beautiful grounds. Take in the last look of the flowers that you and your neighbors have planted. Enjoy the quiet warm days and cool nights before it freezes. There is hardly a day that goes by that someone visiting doesn't say "What a beautiful place this is." Or "I had no idea there was such a place like this in the middle of the city." Thanks to all of you who help keep it clean and wonderful. Enjoy Fall at Barrington Park!!

CC&R Input – Enclosed with this newsletter is a letter from the Board concerning the proposed CC&Rs that you should have all received. The letter is again soliciting input, asking for questions and/or concerns, and trying to obtain a sensing of where homeowners are concerning yes or no on the proposed changes. The Board has heard that some are not happy and that others are delighted with portions of the proposed changes. But as of this writing, only six persons have contacted the CC&R Committee with any input positive or negative. This is your opportunity!! This is where you can make a huge impact on where you live and what you want your community to become or how you want it to remain. The Board desperately wants your input.

Here's the plan:

The Board is asking for your comments, concerns, issues and questions by the 20th of October. Once received, if you desire, a Board Member will contact you to discuss your issue and make sure we understand your concern. All those issues will be addressed and responded to. Where changes could or should be made to the proposed CC&Rs they will do so, be documented and all owners notified. Where changes cannot or will not be made based on additional input from the Board or Committees or the attorney, those actions or non actions will be documented and all owners notified. After the final changes have been made, Homeowners will then be asked to approve or disapprove the revised CC&Rs by signature. The current CC&Rs require the signatures of 65% of the Homeowners in order to revise or amend the current CC&Rs. Hopefully, all of this can take place over the next couple of months. Barrington Park is now operating with CC&Rs that are seventeen (17) years old. Portions are outdated and cumbersome, and serve no useful purpose. It is time for an update and you can be a big part in making it happen. **Thank you in advance for support and constructive input.**

Building Coatings – House coating is going to come to a halt as the mean temperatures drop below 50 degrees. However, all through winter we will continue repairing and prepping houses so that as soon as the weather breaks in the spring, we will be at it full speed ahead. We now have two paint crews that are really doing a fine job. One crew is a permanent DFI hired crew and the other is a contract crew we hope will return next year. We are a little behind schedule but should be able to make up next, especially if we can keep both experienced crews on.

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 fro 60 day or longer. Liens are in progress or have been placed. Requests for Judgments and foreclosures have started for chronic delinquencies.

		4294 Brunswick	Cloward
4228 Derbyshire	Ashby	4295 Winfield	Lucero
4229 Derbyshire	Griffiths	4301 Rugby	Martinez
4261 Winfield	Sepulveda/Gallardo	4303 Whitby	Mejia
4264 Taryton	Landrum	4307 Cromwell	Andrews
4271 Gloucester	Luna	4314 Abby	Johnson
4289 Winfield	Hansen		

**YOUR ASSESSMENT FEE BALANCE SHOULD BE NO MORE THAN \$2100.00
AT THIS TIME. NEW STATEMENTS WILL PROVIDED NEXT MONTH
September 2007 Park Report**

Job Order Status -113 new Requests, 55 Closed, 284 Still Open – a backlog increase of 58 (counter 4133)
Of the 284 still open,35 are unfunded of which most are cement.

Grounds - & Buildings

- Continue working on Job Order Back Log
- Lawn going green as heat is reduced.
- Two days worth of grounds clean up for bug wind storm. Lost one big tree limb behind Norwalk next to golf course.
- Shrub tree trimming ongoing.
- Renovation covering: 14 finished 5 more in various stages of prep or repair. Rain gutters ordered for all finished.
- Restricted swimming the last week of pool being open ordered by Health Dept.
- Pool closed Labor Day: # Swimmers May 303, June 1675, July 1855, Aug 1126, for a total of 4959 for the year.
- Pool Grab rail repair started. Looking at portable shower.
- Purchased used Bobcat skid loader at \$7500 with back hoe attachment. Good shape
- Received New Trash pump, drained pond 1 Cleared Cat tails. Applied killer and checking on a slurry pump.
- Pond 2 – sprayed weeds again. Called county and pond 3 is still scheduled. They will begin work any day.
- With cooler weather, will order sod and replacement trees and bushes.

Office –

- New Folks -
1242 Thames Porter (Gallegos)
1163 Norwalk Shiffer (Berriochoa)
- Slip and fall – Court scheduled 26 – 30 November 2007.

Board Decisions –

- 12- Complaints
- Fine reduction
- Fireworks Fine
- Wood home renovations

NEXT SCHEDULED BOARD MEETING: 11 October, 6:30 PM at the Office



To All Homeowners in Barrington Park,

Hopefully you have received your copy of the proposed CC&R's for Barrington Park. At this time, we as members of your board of trustees would like to ask for any input, concerns, issues, or suggestions that you may have concerning these proposals. As homeowners and representatives of our community, we want to do everything we can to facilitate the acceptance of these proposed changes. We do not want to assume that we are a governing body of the Park, but rather we are homeowners whose only interest is in keeping Barrington Park a wonderful place to call home.

Several years of time and money have been spent drafting these proposed CC&R's. They have been read and approved by our attorney and are in compliance with the requirements set by the state of Utah. If these proposed CC&R's are not accepted by the homeowners we will have to spend even more time and money in rewriting them. If there are areas that can be adjusted that will allow the majority of homeowners to accept these proposals, it will be much easier than starting from the beginning again.

Your input is vital. We ask that each and every homeowner take just a moment and respond to the "Issues, questions, or concerns" at the end of this letter. Please return to any Board Member, mail or drop off to the office or in the outside drop box. If you are an e-mail recipient, you may respond by e-mail. If you are in agreement with the CC&R's as they are currently proposed, simply mark this form as designated. If you do not agree to accept these changes, please comment on the issues you have that are preventing you from voting to accept these changes. Please let us know if you want to be contacted by telephone or in person to address any concerns you may have, by enclosing your telephone number. A board member will call you as soon as possible for this discussion. Once we have addressed all your issues and concerns, we will advise you of any changes to be made and ask for formal ratification of the changed CC&Rs in the near future. Until we have new CC&R's that are approved by the homeowners, we will be abiding by the CC&R's currently in place that were approved in 1990.

Barrington Park is a place that we all consider to be our home and this is a community in which we all have the opportunity to make our homes better and maintain a lifestyle that is second to none. As your representatives, we want to do what ever is in our power, to maintain the sense of

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community that we have here while still abiding by the standards set by the state of Utah, and the desires of all of the homeowners. These forms need to be returned no later than October 20, 2007. Your assistance in accomplishing this task is, as always greatly appreciated.

Sincerely,
Barrington Park Board of Trustees

Issues, questions, or concerns that you may have with the proposed CC&Rs:

Homeowner Name: _____

Telephone Number: _____

I Accept the Proposed CC&Rs _____ I am against the Proposed CC&Rs _____

I will accept the Proposed CC&R's if the following is changed:

Homeowner Signature: _____

Address: _____

If you are against the proposed CC&R's please list the reason/reasons for not accepting them in the area above.