

BARRINGTON NEWS

March 2008

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

RESCHEDULED ANNUAL MEETING - The Annual Meeting of the Barrington Park Board Homeowners was scheduled for 21 February 2008. Unfortunately, not enough members were present either in person or by proxy to make the meeting valid in accordance with the CC&Rs (we needed 35% or 98 voting members and had only 50 plus 11 proxies). Consequently, the meeting was adjourned. The Rescheduled Annual Meeting has been set for 11 March 2008 to be held at the office. The only order of business will be to elect 3 members to the Board of Directors. At that meeting all that is required is 5% or 14 members of the Association to make the meeting valid. Although there may be standing room only, we encourage owners to come for the short meeting or as a minimum, give their proxy to someone who will be at the meeting for voting purposes. Proxies are available from the office for your convenience. If you have no one to give your proxy to, you can designate any Board Member to vote for you. Board Members are Mike Perlman- President, Katie Lou Nielson – Vice President, Donna Hagblom – Treasurer, Thelma Olsson – Secretary, Greg Fraser, Dave Lewis, Cindy Athman, Linda Atwood.

AUDIT REPORT – In accordance with the CC&R's, the annual audit has been completed for Barrington Park by the CPA firm HJ & Associates, LLC. There were no significant findings or recommendations other than “---the Association has not estimated the remaining lives and replacement costs of the common property, and therefore has not presented information about estimates for future costs of major repairs and replacements that will be required in the future that the accounting principles accepted in the United States of America has determined is required to supplement, although not required to be a part of, the basic financial statements”. This is the fifth year in a row that this comment has been made and must be addressed. It involves the almost reserve fund for the Barrington Park Homeowners Association. We understand the importance of that doing this and it was because this has not been correctly in the past that forced us into the size of the special assessment 2 years ago. When the building renovation project is complete, would be a good time to complete the study. The Board was able allocate an additional \$40,000.00 dollars to the reserve fund from conducting a well planned and conservative investment strategy. Copies of the report are available for any all homeowners. Drop by the office and pick one up.

CONDOLENCES – In the past couple of months Barrington Park has suffered the loss of some very near, dear and long time residents. Some have served on previous Boards or Committees but more importantly all have just been great people and part of what makes Barrington Park the great place it is. Our sincere sympathies are extended to the families and friends of our community members who have recently passed away. They are: **Howard Christensen - 1 December 2007, Boyd Jensen - 30 December 2007, Anna Lea Spencer – 2 January 2008 and Judith Robertson – 19 January 2008.** Again, all these wonderful people were great contributors to Barrington Park. They will be missed!!

EARTHQUAKE INSURANCE – Gottcha covered!!! The earthquake in Wells Nevada a couple of weeks ago was a good reminder to all of us that disaster can strike quickly and without warning. You can sleep a

little easier knowing that as homeowners you have repeatedly insisted on making sure your homes have had earthquake insurance coverage through your Association, and they do. Right now we have \$23,000,000.00 of earthquake coverage and are looking at increasing that to \$29,000,000.00 in the very near future. About \$21,000.00 of your HOA fees pay for earthquake insurance. That's a bit over \$75 per year. Individual policies would cost you significantly more so this is just one of those little benefits for belonging to and HOA. However, we do need to keep reminding our owners that our insurance, both regular and earthquake, only cover from the interior walls out. They do not cover any personal property or liability. Be sure you are covered. If you have any questions, call the office.

PONDS - Pretty amazing winter we've had, and although there are probably a couple of snow storms left, we are gearing up for spring. What you may notice is for the first time in three years, all the ponds are full. As this is being written we are installing the fountains and getting ready for the season, This is the first time in two years we have even been able to put fountains in the middle pond. With a little luck and a bit more rain and snow we hope to keep them flowing all year. However, with the water come some **SAFETY CONCERNS**. Parents, please caution your youngsters about the ponds and water hazards. Never let them play in the ponds and never let them play around the ponds without your close supervision. The pond closest to 1300 west has been dredged and is about 2 ft deeper than it has been. It is now at the original depth it was when Barrington Park was first built. Although the depth will help with water quality, it does concern us for safety. As always we and the county will continue to spray and bait for mosquitoes but residents should always take prudent precautions. Bottom line, please enjoy our beautiful surroundings, including the ponds, but be careful.

SATELLITE AND CABLE TV INTERNET - For years Barrington Park has struggled with Cable and Satellite TV hook ups. Many installations have been done poorly and have not been according to HOA guidelines. Not only do many of these poor installations cause damage to building exteriors and roofs, but they are unsightly and unnecessary. The CC&Rs require that whenever any exterior modification is made, it be cleared with HOA prior to the modification being made. This includes Satellite and Cable installations. The CC&Rs also provide that if Homeowners cause damage to the exteriors of the buildings, they can be held liable for the cost of the repairs.

Barrington Park has recently entered into agreement with two company representatives, one representing satellite and the other cable, who will guarantee that the workmanship and installations will be in compliance with Barrington Park standards and not cause the homeowner any problems. They both declare they can give Barrington Park owners better and faster service than if owners were to call the parent companies direct i.e. Dish, Direct or Comcast. We encourage our residents to use these people even if you have another carrier and report back to our office any problems with their service. Of course residents are not required to use these individuals but from what we've seen and heard, it sounds like it may be well worth your while. They already have had some very satisfied residents.

Here is the contact information:

For Satellite contact Salt City Satellite 801 – 577 - 3611

For Cable contact Dale Miller at 801- 831- 6488 (we are a Comcast Premier Community)

YOUTH FLAG FUND RAISER - Flags In Barrington: As many of you have seen in the surrounding neighborhood. On 8 holidays a year the local youth place flags curb-side for the residences who participate. Now Barrington Park is able to participate in this service. If you are interested in participating here are the details. The Flags are in placed the morning of the holiday and are removed in the evening of the holiday.

The holidays that this is done for are: Flag Day, Memorial Day, Labor day, Independence day, Pioneer day, Veterans day, Martin Luther king jr day, and President's day. The cost to participate is \$25. This money goes to support local youth programs and activities. (For example: boy scouting, youth camps, and other activities) This is a great opportunity to get a great service and support positive local youth programs. To sign up: send your name, address, and a \$25 check Payable to "Taylorsville 15th Ward Youth Flag Project" to Jim Christensen, 1365 s. Atherton Dr. Taylorsville Utah 84123. Or the youth will be stopping by your residence to invite you to participate. Also if your youth would like to get involved in scouting and other youth activities call Jim Christensen at 261-0925.

TIME TO CLEAN THOSE DRIVEWAYS...AGAIN – Driveway cleaning continues to be a problem for many Barrington Park homeowners. While we do not recommend any one product or method of cleaning, we have heard back from some homeowners who have successfully cleaned oil or rust stains to the satisfaction of the grounds and compliance committees.

Among the products suggested by our owners is one available at Ace Hardware Stores known as Pour-N-Restore Oil Stain Remover, the product is citrus degreaser with a non-leaching absorbent. According to the product information, it has the ability to extract the entire stain, not just the surface oil. The manufacturer says it can be used to remove stains from motor oil, grease, hydraulic fluid, antifreeze, other vehicle oils, food grease, tar and wax. It should be used when temperature is above 60 degrees and will dry in about 5-8 hours. Cooler temperatures require longer drying periods. Citrus King Industrial Degreaser is another citrus solvent for cleaning driveways that is also recommended for use in cleaning grills, machinery, grease traps, and removing graffiti. Further information is available on their website for Citrus Depot. Auto Zone make a product simply know as "Driveway Cleaner" which is available at all local Auto Zone locations, and is priced at around \$5.00 a bottle. You must read and follow the direction exactly. High pressure wash should be used as a last resort. This can actually drive the stain deeper into the concrete and can damage the surface. Use of powdered laundry detergent such as tide for small stains works quite well. Make a paste, scrub it in and rinse.

Again there many possible methods, try what ever you might think will work best for your particular stain. If you do have a driveway, you do have the requirement to keep it clean and insure that you vehicles do not make a mess of the concrete. If they do, you must clean it. One final note: remember that what ever you put on you driveway and wash off, will eventually get to our ponds. Be sure not to use products that will be harmful to foul or fauna. Thanks for you cooperation and help in keeping "Barrington Park the Beautiful Place to Live".

February 2008 Park Report

Job Order Status -65 new Requests, 79 Closed, 191 Still Open – a decrease of 14 requests (counter 4597) Of the 191 still open, 50 are unfunded of which most are cement.

Grounds - & Buildings

- Continue working on Job Order Back Log.
- Snow removal significantly up from last several years. Almost every weekend and every other day. Budgeted \$1200.00 for salt and ice melt. To date have spent \$2500.00.
- 4309 Abby steps removed. Will pour new steps when weather breaks.
- New Roof 4311-4315 Cromwell, 4312-4316 loaded, then 2 more to do.
- This years tree trimming complete. 35 trees done some rather large. Reported that we have problems with our aspen and couple of ash trees. Will call in arborist
- 3 Emergency Call Outs – 4314, 4318, 4319 Whitby - Water
- Three Cars Towed this month. Two from Newton Court, one from Arden Court.

Office –

- New Folks -

4312 Cromwell Roennebeck (Greenland)

- Audit – Should be finished around 15 January
- Notified of one Break in
- Known candidates for Board – Greg Fraser, Mike Perlman, Donna Hagblom, Steve Walker
- COMCAST Prime Community

Board Decisions –

- 6 – Complaints
- Boy Scout Flag Displays for Barrington –Parsons
- New Courtesy Letter Program Follow-up

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.

1164 Norwalk	DeGraw	4295 Winfield	Lucero
1192 Norwalk	Woodruff/Lawson	4301 Rugby	Martinez
4229 Derbyshire	Griffiths	4304 Whitby	Mejia
4261 Winfield	Sepulveda/Gallardo	4309 Arden	Johnson
4264 Taryton	Landrum	4309 Winfield	Moore
4271 Gloucester	Luna	4316 Whitby	Hall
4272 Taryton	Erickson		

ASSESSMENT BALANCES

Last month you received your Special Assessment Statement. No matter which way you decided to pay your special assessment, with your March payment, your balance should be no more than \$1,800.00. Late fees and Liens will be processed for those that are in arrears. If you have questions, call Bruce at the office 263-3628.

FROM YOU - We will advertise your businesses as long as it can be relatively short, you provide a copy of your business license and are a resident or employee of Barrington Park. **No Tenants or Landlords please. Barrington Park does not endorse or assume any responsibility for the agreements residents may enter into with any of these businesses. We will advertise for a period of three months unless terminated earlier by the business owner. Renewals are made by contacting Bruce @ 263-3628**

BINARY EMPIRES This Company specializes in computer and network services, hardware and software. Services of interest to Barrington Park residents include configuring home office computers and printers, web content filtering, VPN to a main office, and Internet Connection Sharing of Cable , Satellite, or modem Internet connections. Special Rate of \$45/hour for any work done within Barrington Park. Call for quote on computers, printers, software, etc. 265-3813 1/3

NEXT SCHEDULED BOARD MEETING -- 13 March 2008, 6:30 PM at the Office