

BARRINGTON NEWS

Barringtonpark.org

November 2008

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.

NEXT SPECIAL ASSESSMENT PAYMENT DUE 1 DECEMBER

Your assessment fee balance on 1 December should be no more than \$1350.00. Assessment Statements are included with this newsletter. Your assessment balance as of today should be \$1500.00 or less. If it not \$1500.00 or less, you are behind in your special assessment payments.

November 2008

President's Message – Thelma Olsson

Hello Everyone:

As you walk or drive around the park just stop and take a look at our beautiful grounds and homes that we all enjoy so much. We are so lucky to be able to enjoy the mountains and the fantastic views we have in our own backyard.

We want to wish all of you a Safe and Happy Thanksgiving and hope you can enjoy it with family and friends.

Feel free to contact me with any concerns or suggestions:

Home 269-1024

Mobile 910-6360

Work 466-9149 or email me at Thelma@benchmarksystems.biz

***....Two things stand like stone, Kindness in another's troubles
And Courage in one's own... Adam Lindsay Gordon***

FALL HAS ARRIVED – It is probably obvious that the leaves are falling off the trees pretty fast now. The crew will be doing as much leaf clean up as they can on a continuous basis from now until the snow makes it impossible. With the falling leaves, the grounds are not as tidy and neat as we would like but that's what comes with beautiful large mature trees. We have been pretty lucky that to date there have been no heavy snow falls. As a reminder, on those days you know it is going to snow, please don't park on the street and please give the plow the right of way. Speaking of snow and icy conditions, all homeowners should be aware that ice can form on streets, sidewalks, steps, grass and any other surface. A degree of caution and common sense must be used under these conditions so please be careful. As we have for the past several years, snow melt is available from the maintenance crew. Call them at 263-0822 and they will be glad to drop some by for you to spread when conditions warrant.

Building Coatings – We are all but done for the winter. Perhaps we can finish up the two buildings on Waverly court that are about ready for painting but as the temperatures drop we will just have to watch it

closely. When we have finished for the year we will be at 53 buildings completed, a little ahead of schedule. As expected, the cedar homes are the most labor intensive and we are trying different methods to keep costs down yet make them look really good. During the winter we will continue with building repairs so in the spring the painters won't be held up while repairs are taking place. This year, the paint crew caught up with the repair crew on two occasions due mostly to the extensive time the wood homes required to repair.

Exterior Modifications an/or alterations – As we get more and more buildings coated and sealed it is prudent that owners be reminded of Paragraph 11 of Article IV of the CC&Rs which requires homeowners get prior consent of the Association before any alterations or modifications can be made to property exteriors. Paragraph (3) of Article IX further explains the approval process and the Associations requirement to act in a timely manner on those requests. Regardless of modification or alteration approval, any additional costs for maintenance or damage caused by any exterior modification or alteration are the responsibility of the owner. As an example – If an owner gets approval for a satellite dish and the dish installer splits boards on the outside of the house or the roof starts to leak where the dish is installed, the owners is responsible for the repair. If a cable installer pokes holes in the painted surface, the owner is responsible to have the holes sealed and painted the same color as the other cables on the house. Owners, please be very careful about what you do or allow to be done to the exterior of you homes.

Satellite TV – Barrington Park has entered into an agreement with Salt City Satellite to be the preferred satellite provider in Barrington Park. They offer both Dish and Direct TV service and many other custom home entertainment and security packages. We have been guaranteed the lowest installation and equipment cost (if any) than from any other provider including dealing direct with DISH or Direct TV. Salt City Satellite will meet or beat any subscription packages. Barrington Park is excited about this because we will receive installations meeting our exacting standards on building exteriors. Salt City Satellite has agreed to “clean up” some of the severe wire messes we have concerning buildings with multiple dishes and rather unsightly placement of dishes. They have agreed to no “call out” costs for certain repairs. They have agreed to try to find quantity pricing for programming. Although Barrington Park receives no actual cash royalty for using Salt City Satellite, the amount of money we as an Association will save in maintenance will be significant. Because Salt City Satellite is pre approved, no prior approval is required from the Association to have them install a satellite on the exterior of a home. We suggest that those owners that currently have Dish or Direct with another provider, move their service to Salt City Satellite. This will aid in us being able to make the exterior moves and modifications if required. Salt City Satellite's number is 801-577-361. If you have any other questions, Call the office at 801-263-3628. Information pertaining to programming, packages and pricing is also available at the office.

RV LOT – Currently the RV lot is full and has waiting list of 17 people. There has been no turnover in the last year. The RV lot was not intended to be a collection point for junk vehicles. If you have a spot that is not being used properly, considerer turning it in so others can have the opportunity for their RVs.

Insulation Offer – We have been made aware of program where Rocky Mountain Power and Questar Gas will each pay 35 cents to have attic insulation put in your home. There is no out of pocket expense to the homeowner. The requirements are that you have both gas and electric service, have less than 8 inches insulation in your attic and that you have Air conditioning. For more information stop by or call the office.

September 2008 Park Report

Job Order Status 70 new Requests, 79 Closed, 243 Still Open – a decrease of 9 requests (counter 5236) Of the 243 still open, 42 are “Unfunded” of which most are cement. 7 are “Hold” that renovation will take care of.

Grounds - & Buildings

- Continue working on Job Order Back Log.
- Road repair on Darby Castle and Norwalk should be sometime around 15 Oct.
- Slurry Coat on Roads **Will Not** happen this year.
- Lawn care continues.
- Aeration for lawns scheduled for week beginning 13 Oct.
- Rain gutter cleanout has started.
- 15 new and replacement trees and 3 shrubs planted.
- All pond fountains back on after rainstorm filled them up. Will stay on as long as weather permits.
- 2400 SQ ft of sod laid in various parts of Park. About 1000- sq ft more to plant.
- Fence repaired between church & Barrington again.
- 2 Visits by Salt Lake County Health on Pool. They have made a list of modifications must be done to bring up to new codes.
- 3 Pallets of Ice Melt & 3 Pallets of Salt have been received and stacked.
- 2 Roofs are loaded for reproofing 4271/75 4272/76 Taryton Court
- 3 more roofs to be done hopefully before snow flies 1184/88 Southampton, 4277/85 4276/80 Dunmore Court.
- 5 Buildings coated 4301/06 Rugby, 4301/07 Rugby, 4308/14 Rugby, 4309/15 Rugby 1246/50 Norwalk.
- Building repaired and ready for coating, 1150/54 Norwalk, 1170/74 Norwalk.
- Building currently being repaired – 1180/1192 Norwalk (double).
- Some renovation work stoppage and costly slow down due to homeowner interference.
- 5 after hour call outs. All associated with aging sprinkler system.

Office –

- New Folks -
 - 4304 Whitby Pitts (Mejia)
 - 4264 Taryton Holmes (Equity Capitol Group)
 - 4233 Waverly Goler (Heater)

Board Decisions –

- 6 complaints

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	4247 Winfield	Murphy
1184 Southampton	Jellings	4261 Winfield	Sepulveda/Gallardo
1216 Southampton	Fife	4271 Gloucester	Luna
4228 Derbyshire	Ashby	4272 Taryton	Erickson

4284 Winfield	Hance	4311 Abby	Blackie
4291 Winfield	Birrell	4316 Whitby	Hall
4307 Cromwell	Andrews	4317 Arden	Woolfork
4307 Haverford	Montoya	4319 Abby	Bethers
4309 Abby	Anderson		

LIEN PROSSESSING

As a reminder, last year the Board 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 if not received. Liens that go the full cycle end up casting the homeowner about \$250.00 in additional costs that get added to the account and must be paid before a lien is released. The Board and the Property Manager hate placing liens on homeowners. Please help us by being prompt with payments.

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 2/3

GUESS WHAT? You have your very own American Family Insurance agent right here in Barrington Park! Whether you don't know who your current agent is or are or just interested in getting a no obligation **FREE QUOTE**... I can handle it! I can help you insure your home, autos, life, health and business! And the best part is I'm local... right here on Norwalk. Call or email me today: Bella Moretti, owner L. Bella Moretti Insurance Agency... 801-381-2628 or lmoretti@amfam.com or check out my website at www.bellamorettiagency.com
Make sure to tell your family and friends as well... I have a great referral program! I look forward to helping you! 3/3

FREMONT ELEMENTARY SCHOOL is in need of positive upbeat people, just like you, to help with the **STAR** volunteer program. The state certified program is designed to provide the students reading below grade level with additional reading practice. Volunteering one hour for two days in the week enables two students to have rewarding reading experiences that improve the students' fluency, comprehension, and vocabulary. It is a simple program where the effort expended is rewarded ten fold, for both the tutor and the student. Please join Fremont Elementary in an effort to increase your community's literacy. To Volunteer call Sara McDonald 801-608-7104 3/3

NEXT SCHEDULED BOARD MEETING: 13 November, 6:30 PM at the Office