

BARRINGTON NEWS

Barringtonparkhoa.org

October 2011

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.

Board Member Article - Deloris Lenhart

THE GROUNDS COMMITTEE AT WORK

The Grounds Committee has been hard at work this year planting, trimming and weeding the common area. From March through October, the committee meets once a month on a Saturday morning with members engaged in tasks from planting flowers and shrubbery, trimming bushes and trees and removing weeds. The committee also surveys the grounds and submits work orders for larger projects such as planting trees. The committee chairperson is Deloris Lenhart. Other members are Laura Geisler, Mary Derringer, Gerda Andrews, Hazel Beck, Randy Pollock, Elden Bodily, Charles Huggard, Evelyn Strong, Barbara Svec, Mathew Hickenloper, Sandy Nordyke and Mary McDermott .



NOTICE OF BARRINGTON PARK ANNUAL MEETING

Set aside Thursday evening 17 November 2011 6:30 PM to attend the Barrington Park Homeowners Association Annual Meeting. The meeting will be held at the Johns C. Fremont Elementary School, 4249 South Atherton Drive. This is your community and there are many things that are decided and discussed based on your input. Also, there are 3 positions on the Board of Directors that will become available. If you are enthusiastic and energetic, with an interest in serving as a member of the Barrington Park Homeowners Association Board of Directors, please call Evelyn Strong (Nominating Committee Chairperson) 801-262-6786; Hazel Beck 801-270-0233; Laura Geisler, 801-262-8128.

Annual Meeting- It is very important for you to be to the Annual Meeting every year but the one coming up this November is particularly important.. There have been significant changes to law passed by our State Legislators that effects Homeowner Associations. These changes range from Reserve Studies to what insurance the HOA must cover and other subjects in between. We have already made arrangements to have our Barrington Park Attorney and our Insurance Agent in attendance for briefings and to answer questions. Due to the new law it is important for owners to participate in how to fund the reserve type items such as roofs, fences, concrete, roads, painting sprinkler renovations and other similar type items. This will all be discussed at this years meeting. There is a very real possibility that Homeowners will be asked for a raise in HOA fees. The Budget Committee is finalizing their recommendation to the Board of Directors.

Fall is Here – That may be hard to believe with the temperatures we are having but we all know that that is forecasted to change real fast. Soon the leaves will begin to fall, the flowers will catch that first hard frost and we could get snow that sticks at anytime. 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!!

Seasons Transition –As we do move from summer to fall with winter around the corner, here is the plan. 1) Ice melt and salt has been ordered. Hopefully, four pallets will be enough for the season. Remember that Ice Melt is available for residents to spread sparing on their walkways, patios and steps. Simply let maintenance or the office know if you need some, or you can pick some up at the office after the first snow fall. Please **do not** use salt on any concrete surfaces as salt will destroy the finish. 2) The sprinkler system will be turned off, drained and blown out sometime between the middle and the end of October depending upon the amount of rain we receive and the outside temperatures. Homeowners who wish to continue watering their flowers or plants must do so with their garden hoses. 3) After Homeowners are through with outside watering and before the first real hard freeze, the outside hoses should be disconnected from the house. This helps prevent the hose bib from freezing which could cause considerable water damage to a home. As a reminder, Barrington Park is not responsible for the outside hose bib or damage that may result from misuse or freezing.3) The length of time between lawn cuttings will be opened as the growth slows. Saved lawn time will transition to leaf cleanup. 4) Rain gutters will be cleaned with those around big trees being done last after most of the leaves have fallen. **What should homeowners do to get ready for winter?** 1) Again, make sure your hose is not attached to the outside hose bib before the first hard freeze. Before you unhook your hose, rinse out your garbage can. Your neighbors will appreciate it. 2) Check weather stripping around your doors and windows. 3) Make sure your furnace is working properly. 4) Do a water release from your water heater to get any sediment out of the bottom. 5) Put away or cover your patio furniture. Make sure your fireplace flue is drawing properly and if you use wood, consider having the chimney cleaned by professionals. 6) If you don't already have one, get and install a carbon monoxide detector. 7) Pick up those smoke alarm batteries so you can change them when daylight saving time changes. 8) Have your car completely serviced to include checking the battery and tires. 9) After you've done all that, sit back and relax and reward yourself with a night out!!!

Yard Debris – As you take down your gardens and flowerbeds for winter, please put as much of the garden debris in your trash cans as possible. Doing so, saves your HOA money by the maintenance crew

not having to haul it to the dump. If you have too much to fit in your garbage can, our maintenance crew will remove any leftover debris from the curb. We only pick up and haul yard debris, not other junk.

Renovations – We are almost done!!! As of today the last two houses are being repaired and the painters are right on their heels. If the weather holds, we should be able to get all the homes done this year. That leaves us with only three more buildings to do --- the office, maintenance shop and generator shed. With luck we'll get all those done also. As soon as the repair crew and paint crews are done with the buildings, we will begin the “punch list” process where we inspect every home and take care of minor things that have been missed. We will try to involve you homeowners as much as possible by getting your input of things you have noticed or question. The bottom line is that we are about done with a major facelift for Barrington Park. There has been a major transformation in the way we look and feel. You owners are commended for support of the project not with money but also with your patience and the inconvenience you endured. From this point if we maintain what have done and plan now to start again when required (ten years) the cost should be minimal and take much less time. THANKS TO ALL OF YOU !!!!

From Finance & Management – When making payments please make sure your 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. 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 or 5%, whichever is greater, WILL** be charged for any payment received after the 25th of the month. Homeowners who were at least 2 months in arrears as of the 25th of last month are listed as follows. Others that were on the list have become current. Liens either have or will be placed on these properties if they are not brought current immediately.

		Maintenance	Assessment
1184 Southampton	Jellings	X	
1192 Norwalk	Woodruff/Lawson	X	X
1199 Norwalk	Winward	X	
4229 Derbyshire	Griffiths	X	
4271 Gloucester	Luna	X	
4272 Taryton	Erickson	X	
4289 Winfiled	Hansen	X	
4301 Cromwell	Flores	X	
4307 Cromwell	Andrews	X	
4307 Haverford	Montoya	X	X
4309 Rugby	Hawks	X	
4309 Haverford	Sargent	X	
4309 Winfield	Moore	X	
4310 Newton	Frisby		X
4311 Abby	Blackie	X	
4311 Cromwell	Lewis	X	
4311 Rugby	Barney	X	
4314 Abby	Johnson	X	X
4316 Abby	Gall	X	
4319 Abby	Bethers	X	X

September 2011 PARK REPORT

Job Order Status -40 new requests, 52 closed, 135 still open, a decrease of 12. Of the 135 still open, 37 are unfunded of which most are cement work. (Counter7903)

Grounds - & Buildings

- Regular lawn care, still bagging fast growing lawn.
- Cleaning up after weekend storms 3 weeks in a row.
- Regular watering. Cutting back to 80% on 9 Sept
- Regular Sprinkler Maintenance ongoing.
- Sprinkler line break under Norwalk Road, repaired.
- Sprinkler line break and pull under driveway on Southampton Complete.
- Carport lights outage required Master electrician. Bad buried lines. Romex Indoor.
- Started Fence replacement 4310/14 Carnaby, 4300/04 Carnaby, 4311/15 Cromwell,
- Ordering fencing for 3 Courts, Remaining Abby and 1/2 Taryton
- Red no Parking zones painted.
- Tennis Court backboard painted.
- Pool operations went well. No "accidents" this year.
- Pool Closed for season
- 1 Building repaired ahead of the painters
- 6 buildings remaining and then all homes will be done.
- Two Paint crews up and running when ever weather permits. Summer crew hired

New Folks -

- 4301 Rugby Stetson Lowe (Brown)
- 4312 Cromwell Crabtree (Ronnebeck)

Office -

- All paper work to reinstate Barrington HOA Corporation submitted.
- Attny and Insurance people will be at annual meeting information about new law..

Board Decisions – Rental on Winfield
Garage door painting

Executive Session – All Complaints have been forwarded to Compliance Committee

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

LEGAL SERVICES- You don't need to pay \$300-400 per hour for your own TOP NOTCH Lawyer. For just 35.95 per month you get Legal Shield where you receive: - Identity Theft Protection—Legal Will Preparation –Audit Assistance – Hefty discounts on all other legal services. All of this for only \$35.95 per month. Call Thelma or Steve @ 801-269-1024.

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SEAMSTRESS – Expert seamstress right here in Barrington Park. More than 25 years experience in alterations and repair to women's and men's clothing including dresses, pants, shorts, shirts and all items of apparel. Also able to manufacture drapes, pillows and bed spreads. Call for all your home and clothing fabric needs. Call 801-685-7118, ask for Galina. 2/3

NEXT BOARD MEETING: 13 October 6:30 PM at the Office