

BARRINGTON NEWS

Barringtonparkhoa.org

September 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

Homeowners,

The time for some fiscal facts is necessary and appropriate. Expect the Board of Directors to request an increase in the annual assessment at the next meeting of members. This request is necessitated due to the following realities.

The Utah Legislature has imposed additional insurance requirements on homeowner associations. The exact coverage and the expense of this insurance have not been determined. However, the additional insurance coverage will become effective, 1 April 2012,

The proposed budget for 2012 has a deficit of \$32,233.00. This budget is based on the assumption that all homeowners will pay their portion of the assessment each month. This assumption is faulty since there is approximately \$49,000.00 in delinquent assessments currently. Based on the proposed budget deficit, an average additional income in the annual assessment would amount to \$9.66 per homeowner per month. Make no mistake, it is not the nature of government to research or implement cost savings or efficient practices or policy.

The reserve fund is seriously inadequate to meet future expenses for maintenance and has been for many years. A reserve fund study conducted last year, as required by law, determined \$39.00 per homeowner in year 2012 should be placed in the reserve fund per month. This allocation is impossible with the current assessment revenue.

The above are fiscal facts. Suggestion: Attend the next annual meeting of members and vote for those candidates whom you believe will govern this HOA in a manner which you believe is in your best interest.

*Elden Bodily
Member of the Board*

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- Concerning the Annual Meeting, the CC&Rs that were passed in 2009 state “The annual meetings shall be held on the second Thursday during the month of November unless otherwise determined by the Board of Directors.” This year the Board of Directors changed the date to the third Thursday in November so there would not be conflict with the Veterans Day observance. Although elections of Board members will take place in November, they will not begin their term until the first Board meeting in January. Please plan on attending.

POOL – The pool officially closed at the end of Labor Day (9:00 PM). Thanks so much to all that used the pool. You have been just great this year concerning courtesy and cleanliness. We did not have one incident where we had to close the pool this year due to a health accident. We hope that you found your pool experience well worth the remodel investment you made. It is one of the best maintained and attractive pools in the valley. We also want to thank the pool monitors for their help in keeping the pool area a great place to visit. See you next year for the Memorial Day weekend opening.

Pet Reminder –We continue to receive numerous complaints about owners who allow their pets off leash and/or do not pick up their after their pets. As a reminder – whenever your pet is on the common areas, it must be on a leash and you must pick up after it immediately. The same applies for patios and decks that were never intended to be kennels. The single most time consuming issue we constantly deal with as a Board is pet complaints. Please help! Be a responsible pet owner.

Thanks to you !! Concrete Survey!! Last month we asked our owners to complete and turn in a survey as to the condition of their concrete. Thank you owners. You responded marvelously. We had 93 forms turned in. The Board will analyze the responses and come up with a plan to prioritize and address homeowner concerns. We really do appreciate your input. It is so valuable as we formulate budgets and ways to keep and the value of your homes and community.

Best Looking Garden Award – You may recall that we announced a “Best Looking Gardens” contest. Well, on 20th of August an independent judge went around Barrington Park and made his recommendations. Although many of you did a wonderful job and he had difficulty in making up his mind, winners were selected – **AND THE WINNERS** of the **Best Looking Gardens in Barrington Park are McKel Porter \$75.00 (1242 Thames Court), Valeri Sehara \$50.00 (4241 Waverly Court), and the The Huggards \$25.00 (1222 Middlesex Road).** These winners will receive Gift Certificates as indicated for 1st, 2nd and 3rd place. Congratulations to these winners for their efforts and making Barrington Park beautiful. Although they did not win a gift certificate, our judge wanted us to make note of his Honorable mentions **Hyden (1243 Thames), Gallenson (4282 Gloucester), Sheffield (1220 Norwalk), Williams (4263 Taryton), Beck-Holman (4264/4270 Winfield), and Nordyke 4246 Winfield**

Thanks again and congratulations to all. We also want to thank DFI, LLC our Property Management Company for providing the prizes. If you get some time, go look at these gardens as well as all the great work that many other owners have done.

Parking on the Streets – Remember that there is no parking allowed on the streets between 12:00 midnight and 6:00 AM. Vehicles parked on the streets during that time are subject to being towed at owner’s expense.

Parking in Carports – There are two covered parking stalls for each of our units that have carports. Owners are reminded that without specific permission from the owner of who the carport belongs to, no other owner, guest or visitor is not authorized to park in someone else’s place. Cars will be towed without warning as was the case twice this past month. Please be courteous and use only your own spaces.

Feeding the Wildlife – Residents are reminded and encouraged **not** to feed the wildlife around the Park. Although it may be fun to mingle with nature, it creates a false environment for the animals which in turn causes them stress which can be fatal when the feeding stops. It also encourages other animals such as predators to take up residency here. We do love our wildlife but please allow nature to keep it in balance.

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	
1208 Middlesex	Roh		X
4229 Derbyshire	Griffiths	X	
4261 Winfield	Sepulveda/Gallardo	X	X
4271 Gloucester	Luna	X	
4301 Cromwell	Flores	X	
4307 Cromwell	Andrews	X	
4307 Haverford	Montoya	X	X
4309 Rugby	Hawks	X	
4310 Newton	Frisby		X
4311 Abby	Blackie	X	
4311 Cromwell	Lewis	X	
4311 Rugby	Barney	X	
4312 Cromwell	Roennbeck		X
4316 Abby	Gall	X	
4319 Abby	Bethers	X	X
4320 Haverford	Escalante	X	X

August 2011 PARK REPORT

Job Order Status -72 new requests, 85 closed, 147 still open, a decrease of 13. Of the 147 still open, 36 are unfunded of which most are cement work. (Counter7863)

Grounds - & Buildings

- Regular lawn care, still bagging fast growing lawn.
- Regular watering. Still @120%, turned up due to heat.

- Few sprinkler repairs. Mostly adjusting.
- Sprinkler renovation behind Norwalk is complete. Mostly sprinkler head moves, some changing to gear drives and head type corrections. Appears to be doing well.
- Sprinklers remained on during rain to catch up.
- Rains over taxed our drain system on Winfield and Norwalk twice this past month. Required auxiliary trash pump to keep up.
- Another water issue with church watering on Abby Court
- Pool operations going well. Inspection results – tables to close to pool, loose handrail. 2 water quality tests received – good results.
- 1 Building repaired ahead of the painters
- 17 Buildings Painted. 10 remaining.
- Two Paint crews up and running when ever weather permits. Tried one other, not happy and released them.
- Summer crew hired

New Folks -

- [4275 Taryton](#) Yerigian (Brown)

Office -

- All paper work to reinstate Barrington HOA Corporation submitted.
- New state law creates some Insurance issues, Board discussion.
- Corporate Rhino Shield Rep in Utah week, will visit Barrington

Board Decisions –

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 3/3

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 a Prepaid Legal Services Package 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 @ 801-269-1024. 3/3

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. 1/3

NEXT BOARD MEETING: 8 September 6:30 PM at the Office