

Grandview Acres

April 2022

Homeowner Meeting

We hope all are doing well and enjoying the warmer weather. Our semi-annual homeowners meeting will be held April 14th at 6:00 p.m. at the Recreation Hall. Light refreshments will be served. We will go over upcoming maintenance, the updated Reserve study, and goals we have for the community.

Special Assessment Reminder

The second half of our special assessment in the amount of \$200 is due April 1, 2022. You may make payment arrangements with Welch Randall to pay over a 3 or 6 month time period.

Important insurance reminder: It is state law that each owner has their own HO6 policy. Be sure that your insurance policy has a loss assessment covering a \$25,000 deductible. The HOA is not responsible if you as the owner don't have proper coverage.

Upcoming Landscaping

- Lawn Fertilizing April 11th-15th
- The lawn crew will mow on Wednesdays. We will likely mow every other week due to drought conditions. Our start date TBD. Please make sure your area is free of debris, pet feces, hoses, toys, etc.

Reminders

- No Tampons down toilets. Only biodegradable toilet paper. Even "flushable wipes" can clog up our systems. **Please don't wait until the weekend if your suspect plumbing issues. It costs the HOA an extra \$50- \$200 to have a sewer company come on the weekend. Let's work together to save us all a little money down the road.**
- Bring trash can in by Tuesday night.
- Quiet hours are 10p.m. - 8a.m. Please be courteous and understanding of your neighbors. We all need to do our best to remember that we all share a wall

or two with our neighbors and we may hear each other a bit.

- Call the police and document criminal activity if you witness anything suspicious. The HOA board needs police reports and a well-kept log with times and dates to be effective.
- It is a good idea to get surveillance cameras and security lights to help keep our community safe.
- Lock your vehicle doors, sheds, and homes.
- Make sure your guests aren't parking in other owners parking stalls and that they are being respectful and following our HOA rules.
- Ask permission before making any alterations to the outside and inside of your unit.
- Keep your pets on a leash at all times. Please review our pet rule in the Rules and Regulations.

Pineview Water Systems

Pineview water goes on May 2nd. It may take a few days to charge the system. Please make sure your taps are closed (turned off). We will have our maintenance guy turn the water on to each building. Please remember that we are in a drought. We will not fine for brown lawns.

- Wait to water until your landscape needs it
- No watering between 10 a.m.-6 p.m.
- No watering on consecutive days
- No watering for excessive lengths of times
- Repair broken sprinklers
- Don't water the streets or buildings, please adjust sprinklers

Recreation Hall Rentals or to schedule a dump pickup please contact Anne at **801-721-0872 (texts preferred)**

Property Management Questions: you can submit to Tori Bradshaw at tori@welchrandall.com Phone: **801-791-9955 (text preferred)**