



# COUNTRY HILLS MANOR

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## CONDOMINIUM ASSOCIATION



### MARCH 2024 NEWSLETTER

**FIRE MARSHALL INSPECTION:** Perry did a walk-through the community with the Ogden City Fire Marshall and after the walk-through, the Fire Marshall declared CHM as the “Best Kept Community.” Perry has updated the fire extinguishers and smoke alarms in the clubhouse. The Fire Marshall is working with Perry to get new up-dated street signs (larger and easier to read).

If you wish to obtain a smoke alarm from the city, go to the Municipal Building, third floor, City Offices with ID confirming your address in CHM, and you may purchase an alarm (or several) for \$10 each.

**INSURANCE:** Braden Gray from Goldenwest Insurance spoke to the board about the new Master Policy Insurance and the rising costs around the country. Fortunately, CHM is not suffering a large increase this year. CHM will pay, in full, before March 7, the cost of a year’s \$50,000,000 policy. If it were paid monthly, it would cost \$1603 more. Mr. Gray discussed the HO6 policy which is the policy individual homeowners are required to have. He said he would be happy to speak with any unit owners who might have questions about their policies or would like to have a policy with Goldenwest. When obtaining a policy, from whomever, be sure to include \$25,000 deductible, which is the deductible in the Master Policy. If you wish, there are add-ons, such as “sewer back-up,” “water in the basement,” etc. He also emphasized that unit owners should be very aware of the age of their water heater, and after ten-twelve years the water heater could fail and fill a basement with water which would be a major expense to the unit owner and to the Master Policy. You may call/text Braden at 801-786-8022 or email at [bray@gwcu.org](mailto:bray@gwcu.org)

**POOL:** Hayley gave Perry the permit/certificates for the swimming pools. The cost is now \$870 (\$435 per pool). Twenty years ago it was \$30/pool!

**ELECTIONS:** Hayley has received notice from an interested owner to serve on the board. As Ginger would like to finally be able to retire, the board is looking for someone who will take Minutes and prepare them in timely fashion after the

meetings and write the Newsletter (monthly). If interested, please submit a brief bio to Hailey.

**CHM COMMITTEE:**

JOHN SABRAW, CHAIR; JERRY BERCHTOLD, ROBIN BUSHMAN, GINGER HAUSER, JIM ORMSBEE, DEBI WALLWORK, AND PERRY WILLARD

**PROPERTY MANAGER:**

HAYLEY THOMAS

HAYLEY@WELCHRANDALL.COM

**QUESTIONS, CONCERNS, REQUESTS:**

**801-399-5883**

**EMERGENCY: 801-399-5883—EXT 102** [HTTP://  
WWW.WELCHRANDALL.COM/COUNTRY-HILLS-  
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