

GRANDVIEW ACRES NEWS AND VIEWS

April 2017 ★ 3796 Quincy Avenue, UT 84403 ★ Ph: 801-392-2519

We would like to invite all residents to join us for our semi-annual meeting on April 13th at 6:00 p.m. at the Recreation Hall. Light refreshments will be served and we and we will review our financials at this meeting. If you have a concern or suggestion we can discuss that at one of our other regular monthly meetings. Please take the proper procedures to get on the agenda of one of our monthly meetings by writing a letter of request. These monthly meetings are held on the second Tuesday of each month at 5:30p.m.

We hope everyone had an enjoyable winter. Spring is fast approaching; please make sure that your porches and assigned limited common areas are free of debris, toys, furniture, etc. Please weed your flower beds and make sure that the overall appearance of your unit is clean. If your porch carpet is in need of repair, a cheap and quick fix is to purchase a carpet at a Home Improvement store. Curb appeal is very important in keeping our condos at a higher market value.

Pineview water will be turned on around April 10th. Please make sure that your water taps are closed. If your taps are not closed your yard will flood. Any damage caused by your negligence will be your responsibility.

We will be fertilizing and weed feeding the lawns after the water is turned on. Please make sure you area remains clean and clear of any and all toys, furniture, etc. Galindo Yard Care will begin mowing in the next couple of weeks. They will mow on Thursdays and Fridays. All pet feces must be picked up right after the pet has done their business. The lawn crew should not have to deal with pet feces being flung in their faces by the equipment. Please remember that the following is our pet bylaw: “No pet shall be kept or harbored in the project unless the same in each instance be expressly permitted by the management committee. In no event shall pets be permitted in any of the common areas and facilities of the project unless carried or upon a leash. The owner shall indemnify the committee and hold it harmless against any loss or liability of any kind or character whatsoever arising from or growing out of having

any pet in the project. Two pets may be authorized.” Some pets have been struck by vehicles or almost struck recently. Please be a responsible pet owner.

The HOA carries a blanket insurance policy for the whole Condominium complex. However, it is state law that each owner has their own HO6 policy. Be sure that your insurance policy has a loss assessment covering a \$10,000 deductible. You may contact Parker at 801-475-5765 for any further questions.

If you become \$300 or more delinquent on your account and you have not discussed a plan with the management committee you will be sent to collections. Collections fees will not be waived for any reason.

Please only park in assigned parking places. If you have guests with nowhere to park please have them park by the office or park your vehicle there so that your guest can use your spot. Parking is limited and we would prefer people to not park on the sides of the road.

Reminders

- **No Tampons down toilets. Only biodegradable toilet paper.**
- **Trash cans brought in by Tuesday night.**
- **Quiet hours 10p.m.- 8a.m.**

Cheryl's hours change April 1st. She will be working Monday, Tuesday, Wednesday, and Thursday from 11-5.

Cheryl may be contacted at

Office: 801-392-2519
Cell: 801-791-2866

Anne Oakes may be contacted at
Cell: 801-721-0872 **(for emergencies)**