

THE RANCHES

AT EAGLE MOUNTAIN
HOMEOWNERS' ASSOCIATION

NEWSLETTER

JULY 2010



ASSOCIATION MESSAGE

Thank You for Your Hard Work

We want to sincerely thank all of you who have been working so hard to improve your property. We see flowers being planted, weeds removed, and improvement projects underway. Thank you for your interest in making your community a more beautiful place to live. Remember, that it is not just you who can enjoy your property's beauty; but everyone that drives or walks past your home. Thus, your efforts are appreciated because each of us receives benefit from your efforts to beautify your home and consequently the entire community.

We would like to express our sincere appreciation to those of you who have made the effort, after receiving a violation notice, to contact the management office and explain your plan to bring the violation into compliance. We try to be understanding and compassionate as we work through your plans to bring your property into compliance. We understand that for some it might take time to complete everything necessary, and it is our goal to help all homeowners come into compliance with the community guidelines. Absolute defiance of the guidelines and an unbending determination to remain in violation will result in progression through the enforcement process. While the Association has the authority to impose and to enforce rules and guidelines; it does not have the ability to force or compel any property owner to follow these rules or guidelines. All we can do is continue through the enforcement process; which is designed to become increasingly more uncomfortable until the homeowner chooses to come into compliance.

We especially appreciate and would like to thank all of the groups who organize to provide service and assistance to their neighbors. We have heard reports of neighborhoods joining together to purchase and install street trees, stain neighborhood fences, clean out vacant lots, care for vacant homes, and perform maintenance for those who are not able to maintain their yards. We commend you for your acts of kindness, compassion, and cooperation; keep up the great work! If you need projects please feel free to contact the management office and we will be happy to work with you to find improvement projects that can be done. With your help we can all work together and each of us will see improvement in every aspect of our great community.

Feel free to contact our office with any questions or concerns. We are doing our best to implement the direction and goals of the Board of Trustees, and we understand that we work for each of you. We look forward to hearing from you and we especially enjoy hearing about the many acts of kindness and support from the members of this community.



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RANCHES GOLF CLUB

Coming Soon to The Ranches Golf Club:

Junior Golf Clinics start again, beginner and intermediate sessions!

Family Fun Night July 30!

For more information call 801-789-8100 or visit their website at

www.theranchesgolfclub.com



Congratulations Yard of the Month Winners for June 2010

Earl & Tifiny Rose, 9202 North Pebble Creek Loop

Bruce & Sheila Lemon, 4134 E Clark Street





NEW UPDATES & GENERAL REMINDERS

Military Appreciation Care Package Drive

The annual military care packages drive has been extended and you can still donate items through July 12th. Care packages made from your donations will be sent to deployed military personnel from Eagle Mountain and throughout the state of Utah. Items that may be donated include: Packaged snack foods and candy Powdered drink mixes (Kool-aid, etc.) Entertaining books/puzzle books DVDs/CDs Playing cards/small board games/handheld video games

Please do not donate anything in liquid form or homemade food items. Please be generous and show your appreciation for our military personnel. There are donation boxes located in our office and also at City Hall.

Summer Pool Passes

There are still summer pool passes available for purchase to the Northmoor/Southmoor Pool. Passes will be offered to the first 120 interested and qualified homeowners only. Passes are only available to homeowners that are current on their HOA assessments. These passes are just for homeowners and occasional guests, sharing of passes is not allowed. Anyone caught sharing passes will lose access with no refund. Visit www.southmoorhomes.com for more information on all of the amenities. The cost for the pass is \$250.00 plus a refundable key deposit of \$20.00. You will receive your deposit back at the end of the season when you return your key. Passes can be purchased in our office during business hours. If you are a resident of Northmoor or Southmoor and you already have a pool key, please contact the management office so we can verify your key information in our system. Thank you.

Swim lessons are being offered again this year. Please contact Melissa George

801-541-9060, or Katie Celeya 801-362-3585, for rates and times.

Pavilion Reservations

The pavilion across the street and east of Nolan Park is being reserved through the City only. If you would like to reserve it, please call the parks department at 801-789-6680. The three other pavilions in The Ranches, located in Porter's Crossing, Eagle's Gate and adjacent to the Northmoor/Southmoor pool can be reserved through our office. In order to make a reservation please come in to our office and fill out a short reservation form and leave a \$25 refundable deposit.

Fence Staining Clarification

The Board has clarified the guideline of fence staining. Fences must be stained inside and out with the approved Monterey Gray stain. Thank you for your desire to improve our community by staining your fences.

Eagle Mountain Community Theatre

Come out to the Silver Lake amphitheater August 12, 13, and 14th for Into The Woods Jr. It's sure to be great fun for the whole family as it mixes several of your favorite fairy tales into one funny show. They'll also be announcing their fall show for adults to act in soon. Take a look at the blogs at www.emctjr.blogspot.com and www.emct.blogspot.com for more info!

Yard Sales

There has been a change in the City's sign ordinance which affects yard and garage sales. Residents may now place yard sale signs along the streets on the day of the sale, if the sale is registered with the City. The signs need to be no larger than 4 square feet in size and

must be placed in the park strip on local roads, and between the sidewalk and the fence on major roads. Register by the Wednesday before your sale at eagle-mountaincity.org to ensure that your signs are not removed. Remember that signs are never allowed on power poles, lamp posts, fences or trees.

Yard of the Month

The grass is green and the flowers are blooming! We love seeing all of the beautiful yards in our community. If there is a yard in your neighborhood that you love to look at, let us know about it. Please submit your nominations for yard of the month to our office by July 31st. Winners will receive a credit for one month's worth of their HOA assessment. Homeowners must be current on their dues and have no active violations to win.

Assessment Information - Reminder

Please remember when making your assessment payment, to include your subdivision and lot number on all payments. This ensures your payment will be properly applied to your account. If you are also making a sub association payment to Cold Springs, Highlands on the Green, Mt. Airey Village, Heatherwood on the Green, please remember that they need to be paid with separate checks since they are two separate entities. It is okay to send them in the mail together or use the drop box for both payments as long as they are clearly marked which Association they belong to. If you are making a payment online for your Master HOA dues our website is www.rancheshoa.com, click on the words HOA Dues. Please note the ID codes that are on the HOA Dues page, before selecting your payment option. You will be asked to supply these on the next page when making your payment.



RANCHES CALENDAR OF EVENTS JULY 2010

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
				1 Monthly Assessments Due	2	3
4 Independence Day	5	6 City Council 7:00PM	7	8 Board Meeting 6:00 PM	9	10
11	12	13	14 DRC 8:30AM	15	16	17
18	19	20 City Council 7:00PM	21	22	23	24 Pioneer Day
25	26	27	28 DRC 8:30AM	29	30	31



BOARD MEMBERS

JON CELAYA, President
 JON BARCLAY, Vice President
 AMY TWITTY, Treasurer
 TERESA EDWARDS, Secretary
 JOHN LINTON
 SCOTT KIRKLAND
 JOSH SCHREINER

Board of Trustees meetings are held on the second Thursday of the month at 6:00 at the Prairie Gate Office: 3688 E Campus Drive Suite 101. Meetings are open to the public.



OFFICE HOURS

Monday-Friday 9-5 pm

Closed Holidays

www.rancheshoa.com



BOARD AND COMMITTEE INFORMATION

COMMITTEE CHAIRS AND MEETING TIMES

PLANNING/LANDSCAPING - Scheduled as needed.
 DRC - Brian Haskell, Every 2nd and 4th Wednesday 8:30 a.m.
 FINANCE - Scheduled as needed.

EVERYONE IS WELCOME TO ATTEND! Meetings are held at the Prairie Gate Office, please call for more information.

T H E
RANCHES

AT EAGLE MOUNTAIN
HOMEOWNERS' ASSOCIATION

3688 E Campus Drive Suite #101
Eagle Mountain, UT 84005



IMPORTANT HOMEOWNERS INFORMATION - PLEASE READ



GENERAL OFFICE INFORMATION

3688 E Campus Drive Suite #101
Eagle Mountain, UT 84005
Ph 801-789-7900 | Fax 801-789-7877

OFFICE HOURS:

Monday – Friday 9-5
[Closed Holidays]

Visit us at: www.rancheshoa.com

THE RANCHES COMMUNITY MANAGEMENT

For violation questions contact: violations@rancheshoa.com
For accounting questions contact: Misty York - misty@scmutah.com
Karen Haskell - karen@scmutah.com

