



Spring Newsletter 2008 (April, May, June)

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***North Entrance:*** As of April 21, 2008 the North Entrance to Michigan Hill has been reopened.

***Board Meeting Schedule:*** The next Quarterly meeting of the Board will be the Annual Association meeting. This meeting will be held on June 7, 2008, at 10:00AM at the Jefferson Community Center, open to all and the Board encourages all Homeowners to attend. The next Board meeting is scheduled for September 13, 2008. At that time a new schedule will be established and sent out in the newsletter as well as posted on the MHOA website for all.

At the Annual Meeting of the Board on June 7, 2008 an election will be held for Board members and Architectural Control Committee vacancies.

There will be 3 Board member vacancies and 2 ACC Committee vacancies.

**\*\*Annual Meeting Proxy\*\***

Included in this newsletter is a proxy voting slip. If you unable to attend the meeting, it is imperative that this form be completed and returned to the Association no later than May 22, 2008. In your absence, the return of this voting slip is the only way to assure a quorum is present for the meeting. If a quorum is not available - voting cannot take place. This form may be designated to an individual (neighbor attending, Aunt Sue attending, etc.) Therefore your proxies are critical if you cannot attend the meeting. The Proxy form is also available in the documents section of the MHOA website at [www.MHHOA.com](http://www.MHHOA.com)

***Meeting Minutes:***

All meeting minutes may be found on the MHOA website at [www.MHHOA.com](http://www.MHHOA.com). Due space constraints in this Newsletter the Meeting Minutes of the March 1, 2008 of the Board of Directors meeting is located on our web site.

***Enclosed are:***

- The proposed 2008 Michigan Hill Budget.
- Also attached in this Newsletter is a Proxy Voting form.

***Michigan Hill Newsletter:***

In an effort to keep all MHOA homeowners in touch with the happenings of our Hill we have started a quarterly newsletter. This is an effective communication tool, yet a large expense to our Association and it is felt that these Dollars may be wisely used in other areas.

The Board would like to put a distribution list together for those of you that would like to receive this newsletter via email. For those of you that have requested receiving via email, thank you. If you would like to receive the MHOA Newsletter via email please send a request to the MHOA website at [www.MHHOA.com](http://www.MHHOA.com) or you may email me directly at [scatpuder@aol.com](mailto:scatpuder@aol.com) to be put on the MHOA distribution list. Please note: this Newsletter is in conjunction with the MHOA's Annual Meeting and includes special inserts to Homeowners it was not sent via email this time.

As always any mailing address, telephone or email changes should be addressed the MHOA website. Thanks!

***2008 Annual Dues:***

While many of you have paid your annual MHOA dues in a timely manner, there are unpaid dues out there. If you have not paid your 2008 dues, please contact Loretta Hubert at (303) 979-2073. The deadline for paying your dues has passed and late fees add up fast!

***Let's go Fishin!!***

The Michigan Hill fishing pond will be stocked in Mid-May! The pond is located to the west of Michigan Hill Road off of County Road 35. The road to the pond is an easement over private property, please respect it when using. You can enjoy your day and do not need a valid Colorado fishing license. The pond rules are:

- The fishing pond is only for Michigan Hill owners and their guests.
- For anglers aged 16 and older, "Catch and release" is required; children under the age of 16 may keep 2 fish per outing.
- Enjoy!

## *A letter from your President:*

Howdy from the President:

Spring is in the air finally! What a difficult and almost unbearable winter we have had to endure. Record amounts of snowfall in Colorado, record number of HWY 285 closures 17, and the county declared a State of Emergency. Hundreds of residents trapped at their homes, numerous county roads impassable after being open for only a few hours due to high winds.

I want to thank all those wonderful residents who trekked out to help try plowing the roads and rescuing stranded residents stuck in the deep snow, especially Sheldon Burton, Tom Clinton, and Steve Johnson. Steve Johnson and Sheldon have done a terrific job on keeping the MHOA roads open for all residents. Sheldon worked countless hours trying to keep Red Hill Rd. and Georgia Dr. open all the way to CR 35, which is maintained by the county. I have had numerous calls from Jefferson Heights' residents thanking us because most of the time their only exit was from our roads thru Red Hill Rd. Your Park County Emergency Manager, Lori Hodges, came to our March meeting and said our subdivision roads were probably the best kept in the county. We were able to survive this difficult Winter because of the actions and efforts of some great residents giving their all for the Homeowners of the Hill.

Your Board of Directors voted to change the Annual meeting to June 7, 2008. This will allow us to vote the Budget for 2008 at the beginning of the year rather than at the end. Also this will allow us as a community to put efforts out thru the summer months to get things done on Michigan Hill that we usually decide in August to do but never get around to it, until the following summer and then it doesn't get done. We can plan Community projects through the summer months. Prior Annual Meetings held in August had great ideas but time limitations prevented the Board and residents from completing these tasks.

My MOTTO for this years meeting will be: "What will you do for Michigan Hill Subdivision this year? The residents who have volunteered in the past have been few and far between. They have done a lot of work, but there is a lot to be done this summer. So I challenge each and every one of you to volunteer your time, skills and muscle power to help in making Michigan Hill a better place for all to enjoy.

See you on June 7<sup>th</sup> and let's have a great year!

Terry Hull  
President, Michigan Hill Owners Association

***Important Numbers:*** Please take note and post in a convenient place. Important numbers to assist Homeowners in the event of emergency or for general questions:

<b>FIRE/ MEDICAL EMERGENCY:</b>	<b>911</b>
<b>Park County Sheriff: Non Emergency</b>	<b>719.836.4122</b>
<b>Park County Animal Control:</b>	<b>719.836.4331</b>
<b>Colorado Road Conditions:</b>	<b>877.315.7623</b>
<b>Non Emergency Fire:</b>	<b>719.836.2605</b>
<b>Fire Station # 5:</b>	<b>719.836.3244</b>

Your Board of Directors, voted in by you, the homeowner, to uphold the Convenience and By-laws of the Homeowners Association. They are in no way able to **lawfully enforce** inappropriate or **unlawful** behavior other than by Civilian means. It is the right and duty of **every homeowner** to report unlawful improprieties to our local law enforcement authorities. A list of important numbers is above. Please remember that if you have any questions or concerns you may contact any one of your Board members via email or by telephone.

***Architectural Control Committee (ACC):*** As Summer approaches many Homeowners will have the opportunity to get outside for exterior maintenance. Homeowners by existing bylaws are required to submit for ACC approval an "Architectural Submittal Form" which can be found and printed off the MHOA website at [www.MHHOA.com](http://www.MHHOA.com) or you may get a form by contacting any one of your ACC or Board members. **Prior to any construction or painting changes**, this form, along with a drawing of the proposed structure location with respect to property lines should be submitted to an ACC member for ACC review and approval. The purpose of the ACC is to enforce the Covenants and Bi-laws of Michigan Hill for all to enjoy.

Fines and specific violation costs were the topic of the Board of Directors at the December 1, 2007 meeting, and became effective January 1, 2008. Failure to submit and ACC request form to the ACC and receive approval for any construction on Michigan Hill will result in penalty to the property owner, per occurrence, in the amount of five thousand dollars (\$5,000.00). Make sure you get ACC approval and of course you're County building permit!

## **CONTACT INFORMATION**

### **Board Members:**

- **Terry Hull** – President, 2 yr: [tlhull@aol.com](mailto:tlhull@aol.com), (719)836-9603
- **Open position**
- **Loretta Hubert** – Treasurer, 1yr: [hubertll@netzero.com](mailto:hubertll@netzero.com), (303) 979-2073
- **Larry McClymonds** – Secretary, 1yr: [larry.mcclymonds@candogo.com](mailto:larry.mcclymonds@candogo.com), (303)885-3142
- **Steve Johnson** - At Large, 2yr - Roads, pond, Burn Pit: [craftycrittersinc@hotmail.com](mailto:craftycrittersinc@hotmail.com), (719)836-6192

### **Architectural Control Committee (ACC)**

- **MHOA- Attn: Architectural Control Committee PO Box 123, Jefferson, CO 80456**
- **Traci Bailey**, 3yr: [scatpuder@aol.com](mailto:scatpuder@aol.com), (720)935-6338, (303)688-3053
- **Tom Clinton**, 3yr: [tomjerryclinton@aol.com](mailto:tomjerryclinton@aol.com), (719)836-2948
- **Blenda Crawford**, 1yr: [bgcrawford@msn.com](mailto:bgcrawford@msn.com), (303)798-3830 /(719) 863-7100 cabin wknds)
- **Terry Hull** – President, [tlhull@aol.com](mailto:tlhull@aol.com), (719)836-9603

**Michigan Hill Home Owners Association: PO Box 123, Jefferson, CO 80456 [www.MHHOA.com](http://www.MHHOA.com)**

**LOT COMPLIANCE:** There are Lot owners that either do not understand or know the By-laws and Covenants of Michigan Hill, these can be found on the MHOA website at [www.MHHOA.com](http://www.MHHOA.com) All Homeowners are encouraged to read, understand, abide and be aware of the covenants and their rights as a homeowner with respect to Michigan Hill covenants and by-laws.

As spring/summer approaches the Board is making the following concerns on Michigan Hill a priority.

**Out Lots:** The location of these out lots can be viewed on the MHOA website and located in the “local Info” section. They are designated in GRAY. They are designed for the use of Michigan Hill wildlife to migrate as well as the natural pleasure of all homeowners. The out lots cannot be used by motorized vehicles under any circumstances as stated in the by-laws and covenants. The Board does everything possible to uphold and maintain these out lots and as a Homeowner it is the responsibility of each of us to report unlawful activity to the local law enforcement authorities.

**Expired Tags:** Board members will be visiting each lot for expired vehicle/trailer tags, etc. you will then be receiving a letter from the Board to either update or remove said vehicles/trailers. Vehicles/trailers with expired tags are a violation of MHOA by-laws and Covenants. For some local assistance please refer to “Open forum” on the next page.

**Campers/Trailers:** In compliance with the by-laws and Covenants on Michigan hill. (These can be found on our website at [www.MHHOA.com](http://www.MHHOA.com)), campers and trailers may be brought to enjoy on “raw” land on a by use basis (bring it up for use, take it with you when you depart).

Your Board will be looking for and requesting every Homeowner to be complaint with this ordinance. IF you have an active building permit from the county, campers/trailers are permitted throughout your construction period. Owners must supply the ACC or a Board Member with a copy of your current building permit each year for your file. Campers/trailers cannot be left unoccupied/stored for an indeterminable amount of time unless you have an existing building permit or home on your property, you are then allowed to park and/or store a currently tagged camper/trailer on your property.

**Pets:** Dogs must be kept under the control of their owners at all times in compliance with Park County leash laws. Pets should not be left unattended, except leashed or in kennels and within the parameters of your lot. Pets should not be a threat to wildlife, neighbors or neighbors pet(s) and your dog may not roam freely, without owner supervision. This also applies to contractors doing business on your property. If you have concerns contact your Board members, Park County Sheriff department OR Park county Animal control 719.836.4331 or assistance.

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**Open Forum:** Have a question, Michigan Hill comment, concern or idea to make your MHOA newsletter a better read, a question for your Board, a specific item you would like addressed, an announcement; The Michigan Hill newsletter welcomes your input. Please send it to us via email to [www.MHHOA.com](http://www.MHHOA.com), a call to a Board member or to the Newsletter at [www.scatpuder@aol.com](mailto:www.scatpuder@aol.com). These will be reviewed by the Board prior to submission.

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**\*\*\*\*WOOD CHIPPER FOR RENT** – Tired of hauling branches to the burn pit? Lot cleared of dead wood? Wood chips for mulch or landscaping? Ken Baker has a wood chipper for rent. Includes Ken, tractor and chipper... he can even load chips into a pickup. Call for pricing: Ken Baker (719) 836-0173, 203 Michigan Hill Rd. (lot 179)

**\*\*\*\*COMMUNITY GARAGE SALE:** Too much Stuff? Done with the clutter? Cleaning up, clearing out? We have a plan... A Community Garage Sale! Diana Johnson has been gracious enough to pull this together for Michigan Hill. We are looking at a weekend to be announced sometime in either July or August. Please give Diana a call at (719) 836.6192 for more details. Thanks!

**\*\*\*\* PARK COUNTY CLEAN UP DAYS 2008:** Park County Government is again sponsoring another Countywide Clean-up day for free collection of household debris and appliances. Following is date, times, locations, what the WILL take and what the will NOT take. Donations are APPRECIATED – RECEIPTS WILL BE AVAILABLE. Fees for certain items may apply.

June 7 2008	Fairplay – 8:00am to 4:00pm	Road & Bridge gravel PIT ON Hwy 9
June 28, 2008	Bailey - 8:00am to 4:00pm	Top of Crow Hill next to Loaf & Jug
Specifics:	<u>WILL take:</u>	<u>NOT take:</u>
	Park City resident (proof will be required)	Construction debris
	Scrap metal, Automotive Batteries	No Slash, No household trash
	Tires - dismounted (no rims)	No Commercial tires
	Appliances, Electronic hardware	No Hazardous/Toxic (i.e.: wet paint, stain, gas, oil, thinner, etc.)

>>> Also they have private contractors who will pick-up vehicles as a donation for a small payment to you: This service is available at any time. Please call Matt Flores at (303) 838.2492 or C: (303) 895.1062 for further information on this.

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Enjoy the Beauty our Hill has to offer this Spring and Summer!!

Respectfully Submitted,  
Traci Bailey  
Architectural Control Committee

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**Michigan Hill Homeowners Association**  
**P O Box 123**  
**Jefferson, Colorado 80456 USA**