

Highland Ridge News

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www.highlandridgehoa.com

May 2016

President's Letter...

Paulette Blunt

Warm weather brings increased outdoor activities in Highland Ridge. Now is a great time to meet new neighbors and spend time outside with old friends. It also a time that many homeowners decide to make improvements. Please remember that if you are making major changes like painting, building fences, or doing a great deal of planting, that you first need to get changes approved by the ACC. There are also specific rules for outdoor sporting equipment such as trampolines, basketball goals, etc.. You can contact Mark Ellis at HighlandridgeACC@outlook.com or our website www.highlandridgehoa.com for forms and more information.

Finally, I encourage each of you take a look at the HOA regulations and requirements prior to the summer months. Each year we have new neighbors, or old neighbors who have forgotten, rules and guidelines that exist solely to maintain property values. Here are a few of the most often forgotten rules:

1. All dogs must be leashed or contained within a fence. If your dog is barking, please bring it indoors. If you take your dog for a walk, you must clean up after it. Leaving dog waste in a HOA common area increases the cost of lawn care for the HOA, and eventually, you.
2. You must have permission for changing the color of your house, building a fence, or for large landscaping projects.
3. Please park in your garage or driveway at night. Overnight on-street parking is a violation. Parking at the pool is restricted to those currently using the pool.
4. Trailers, boats, and RV's may be parked no more than 8 hours, with no overnight parking.
5. Lawns must be trimmed and reasonably free of weeds and debris.

Please take time to review all the regulations, and to print ACC request forms at our web-site www.highlandridgehoa.com. Please feel free to contact me at anytime with questions or concerns.

Paulette Blunt,

President

www.HighlandRidgeHOA.com



We've been getting numerous complaints about extended and overnight parking of vehicles on the street. Please note the HOA restrictions prohibit street parking for more than 8 hours with no overnight parking. Also, as we head into summer, please remember that trailers, boats, recreational vehicles, etc. cannot be stored in the neighborhood and parking is limited to no more than 8 hours.

The contract for lawncare servicing of the common areas of Highland Ridge is up for bid. Any bids may be submitted to the HOA through June 16th, 2016. Bids (or any related questions) can be emailed to pauletteblunt@yahoo.com up until that date. The HOA board will review each bid received and vote on a final vendor.



Advertising

We do offer advertising space in the newsletter to help offset the cost of printing and mailing. Contact Paulette Blunt at pauletteblunt@yahoo.com or 913-422-7144 if you are interested in placing an ad in an upcoming newsletter.

The HOA does not endorse nor guarantee the products or services of any paid advertisements.

2016 POOL SEASON INFORMATION

Highland Ridge neighbors.....Get your swimsuits, sun block and pool toys ready because Spring is here and the 2016 pool season begins May 28th!

If you are new to the neighborhood and are in need of a pool pass or if you have misplaced your old pass, please contact Jack Mize hoapoolguy@yahoo.com or call 913-208-2022.

All new residents will receive **one** pool pass per household. In order to obtain your pass you will need to visit the Highland Ridge website and fill out a pool polices form. For those of you that may have lost or misplaced your old pool pass, a replacement pass can be purchased from the HOA for a cost of \$35. Please make checks payable to the Highland Ridge HOA. If you should find your old pass with 30 days of us issuing you the new one, you may return the new pass for a full refund. After the 30 days, the pass is yours and cannot be returned for a refund. Also, please keep in mind that you may need to fill out an updated polices form if we don't have one on file for you when you order your replacement card. You will be notified at the time of request if we need a new form.

Please see our Pool section of the website at www.highlandridgehoa.com/pool.html
We look forward to seeing you at the pool!

Vice President's ACC Letter

Spring is here and summer is fast approaching! We have witnessed a lot of activity with house painting, new fences, and new decks. This has really helped spruce up the neighborhood as we go through a very busy home selling period. Nothing drags down the appeal of a neighborhood (and our home values) more than homes in disrepair, fading paint and unkempt yards.

We are still getting several complaints about neighbors storing their trash can in the front or side of their house. Please remember, Shawnee municipal codes require that trash cans be stored out of sight from the street. As the weather warms, please also remember that city codes, as well as HOA restrictions, require yards to be maintained, and dogs to be leashed or contained in your home or yard. Barking dogs also need to be brought in and not allowed to be a nuisance. If you find a neighbor consistently not complying with these requirements, you can submit a citizen service request through the city at cityofshawnee.org (online services) or (913) 742-6008. You can submit the request anonymously or get notification of the resolution by providing your contact info.

Finally, thanks to all the homeowners who have submitted plans or paint colors to the Architectural Control Committee for approval and thanks to the ACC members who have turned approval requests around very quickly! It is a requirement to get approval for these types of projects. For more information, check out our website at: www.highlandridgehoa.com/architectural-control-committee-acc.html
Thanks and have a great summer!



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2016 HOA CONTACTS

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Architectural Control Committee

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Pool Committee

Jack Mize hoapoolguy@yahoo.com 208-2022

Social Committee

Matt Fanshier fanch_24@yahoo.com 907-0429

Yard Sale Committee

Denise Barber denisebarber11@gmail.com

Welcome Committee

Erin Varner e.varner@hotmail.com

Julie Fanshier julie.fanshier@modis.com

Reminders

◆ Pool Opening

Saturday, May 28th

◆ Yard Sale Dates

Thursday through Saturday,

June 11th—13th

Highland Ridge Homes Association
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