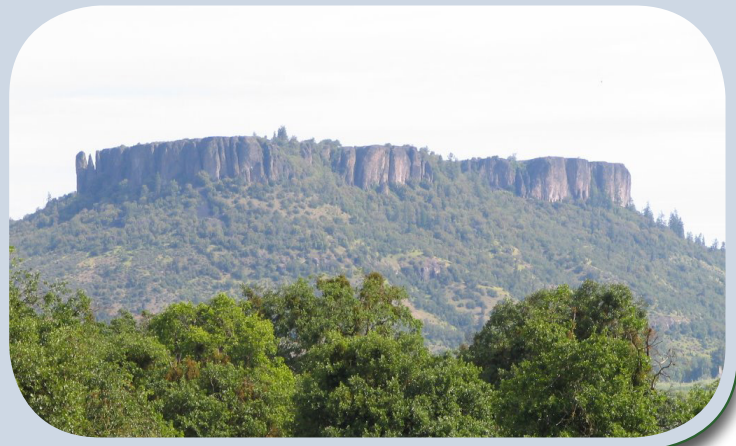


# THE CENTRAL POINT

## Point on Association and Business



### The Board of Directors Met on January 20th for Quarterly and Annual Meeting

The annual and quarterly meeting of the HOA board of directors was held on January 20th in the Clubhouse. At the start of the meeting, Denise Walker was elected to the Board of Directors by the residents in attendance. Denise will serve as the Vice President, and the board certainly looks forward to working with her. This means that the Member-at-Large position is open. If you are interested in this position, please notify the office in writing by March 9th, 2016.

Regina then presented the Accomplishments of 2015 and Challenges for 2016.

### Accomplishments of 2015

2015 was another great year for the HG/GV HOA! The achievements include \$ 31,500.00 being deposited into our reserve account. Each of our 3 governing documents (By-Laws, CC&Rws and Rules and Regulations) have been reviewed and edited and are ready to present to the Board of Directors. The Reserve study was completed and it turns out that it was 70% funded which is considered "strong" according to professional standards. Streets were crack sealed and seal coated. This should last the HOA approximately 5 years. Aggressive crack seal and seal coating should delay the HOA needing to completely resurface the streets which will require ADA compliance. There were not any big issues at the pool this summer. There was only one act of vandalism, and it doesn't appear that kids were pool hopping at night. This may be due to the fact that the HOA hired a security company coupled with the HOA communicating effectively with the residents.

### Challenges for 2016

In light of the accomplishments of the past year, the Board needs to be mindful of the challenges for 2016. These include the same challenges the Association faces each year such as continued investment in the reserve account, keeping monthly operating costs down, adhering to the approved budget and Enforcement of the CC&Rs. Although there are currently no big projects in the pipeline for the HOA, the Board did learn of a common element that was not previously listed on any reserve study. The Board will need to begin saving for its eventual repair and/or replacement.

The Board then discussed and approved the 2016 budget. Copies of the budget are available in the Clubhouse office.

During the regular meeting, the Board discussed at length homes that are not painted pursuant to the approved color palettes. Although this does not account for many homes in our Association, several residents have complained about the colors. The Board is mindful of the need to balance homeowners' personal choice with the architectural requirements of the Association. The Board approved issuing notices of non-compliance to those homeowners giving them a year to paint their home a suitable color

with the option to appeal directly to the Board. The Board also moved to have both sides of New Haven between the clubhouse and Nadia Way made into a fire lane. As a safety measure, the board moved that the Association shall no longer allow people to park too close to corners at intersections.

The 4th quarter financials were approved as presented.

Next Board Meeting Wednesday March 16th, 600pm in the clubhouse

We still have one open position on our Board of Directors. If you are interested in this position, please submit a letter to the clubhouse office by March 9th. Even if you are not interested in serving on the Board, we would love to have anyone interested in our community attend.

### The Board Welcomes Denise Walker to the Position of Vice President

After living in Klamath Falls for 10 years, Denise moved to the Rogue Valley in September of 2010 and into Hidden Grove/Green Valley with her little dog in September of 2012. She is retired from the FAA/Federal Government where she worked for 20 years. She has 2 children and 5 grandchildren, enjoys traveling, especially to see family back East, and attending "Military Brat" gatherings. When not busy traveling she enjoys playing Pinochle, and is currently President of the Medford Sojourners Card Group in Jacksonville.

So, why did Denise want to serve on our Board of Directors? She enjoyed interacting with the residents in the Klamath Falls Association where she served on the board, and she thought this would be a good way to do the same thing in our neighborhood. She also wants to help make our community a SAFE and desirable place to live.

If any residents have any concerns or ideas, please let her know and she will be more than happy to take them to the rest of the Board.

### CC&R Corner

#### Time to Bring Down the Christmas Decorations

Christmas is behind us and spring is on its way – hopefully. With February upon us, it is time to get those lights and decorations taken down and put away for next Christmas.

*Happy Valentine's Day*





## POINT ON THE GOOD HEALTH

Like breaking barriers? Go Red! And help break the one against heart disease. It's not just a man's disease. Each year, 1 in 3 women die of heart disease and stroke.

But we can change that because 80 percent of cardiac events can be prevented with education and lifestyle changes. When it comes to beating heart disease and stroke, change can be the cure.

What it means to "GO RED"

**G**et Your Numbers: Ask your doctor to check your blood pressure, cholesterol and glucose.

**O**wn Your Lifestyle: Stop smoking, lose weight, be physically active and eat healthy.

**R**aise Your Voice: Advocate for more women-related research and education.

**E**ducate Your Family: Make healthy food choices for you & your family. Teach your kids the importance of staying active.

**D**onate: Show your support with a donation of time or money.

Go to [www.GoRedForWomen.org](http://www.GoRedForWomen.org) to learn what you can do to reduce your risk of heart disease and stroke. Encourage your family and friends to take small steps toward healthy lifestyle choices to reduce their risk for heart disease and stroke, too. Don't Be Silent: Tell every woman you know that heart disease is our No. 1 killer.



## POINT ON THE ROGUE VALLEY

### Ranger-Guided Snowshoe Walks at Crater Lake National Park

#### News Release from the National Park Service

Crater Lake National Park is pleased to announce that they are again doing their popular ranger-led snowshoe walks this winter. The walks are free and will be offered every Saturday and Sunday (and some holidays) through May 1, 2016. Snowshoes are provided free of charge.

Crater Lake is one of the snowiest inhabited places in America, receiving an average of 43 feet of snow per year. Ranger-led snowshoe walks are a fun way to explore this winter wonderland while learning how plants, animals, and people survive the long winter.



The walks start at 1:00 p.m., last two hours, and cover one mile of moderately strenuous terrain. They don't follow a trail—the hike is an off-trail exploration through the forests and meadows along the rim of Crater Lake.

No previous snowshoeing experience is necessary. Participants should be at least 8 years old and come prepared with warm clothing and water-resistant footwear.

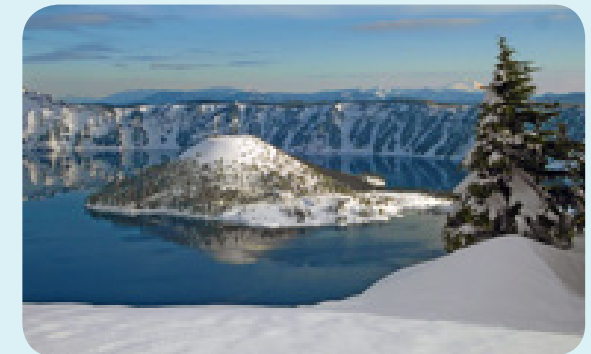
Space on each tour is limited, and advance reservations are required. For more information and to sign up, call the park's visitor center at 541-594-3100.



## POINT ON THE COMMUNITY

### February is Prevent a Litter Month

Every year hundreds of thousands of animals are born in the spring with no home to go to. Help stop the cycle, get your pets fixed now. Visit [spayneuter.org](http://spayneuter.org) for more details.



February is  
**Prevent A Litter**  
Month



**Save a few thousand lives this month.**

**Get your dogs and cats fixed in February!**

**CAT Spay/Neuter: \$25**  
**DOG Spay/Neuter:**  
\$75 up to 60 lbs. | \$85 up to 85 lbs.

Certificates can be purchased starting Feb. 1 at:  
Pet Country, South Medford, Central Point, White City and  
Ashland Grange Co-ops, and Mini Pet Mart (on Stewart).

**SNYP** Details at [SpayNeuter.org](http://SpayNeuter.org) | 541-858-3325  
A SNYP program supported in part by FOTAS.  
Joining forces to save lives through prevention.





Hidden Grove/Green Valley  
Homeowners Association

Hidden Grove/Green Valley Homeowners Association  
4901 Hamrick Road, Central Point, OR 97502  
541-664-3996 • [hggv.office@gmail.com](mailto:hggv.office@gmail.com)



# HIDDEN GROVE & GREEN VALLEY

## Community and Neighborhood Bulletin Board

### FEBRUARY Calendar of Events

02/01 – Prevent a Litter Month

02/02 – Groundhog Day

02/04 – World Cancer Day

02/07 – **Super Bowl 50 Sunday**  
(Panthers & Broncos)

02/10 – Ash Wednesday

02/11 – Zoolander #2

02/14 – **Valentine's Day** 

02/15 – President's Day (Office Closed)

02/24 – Flag Day

02/27 – Chinese New Year Celebration in  
Jacksonville

02/29 – **LEAP DAY**

**SPAY AND NEUTER  
YOUR PETS!**

### A Good Reminder to Always Be Aware

Last month there was an unfortunate accident on one of our neighborhood streets. A little girl was out walking her dog and the dog was stuck by a car. Although the association does not know all of the details, we are told that everyone is OK. However, this does serve as a good reminder to always be aware.

While driving our narrow streets, it is important for residents and guests to keep in mind that there are often children and pets about. Please observe the posted speed limit signs, and keep an eye out for children and animals that can come seemingly come out of nowhere.

It is also important for residents to make sure that their children are always aware that cars use the streets they walk and play on. Please keep a close eye on your children, and supervise them carefully – especially at dusk, when people are commuting home from work, and after dark.

It is also important for every resident to make sure that the post light in front of their home comes on at night, and that it provides enough light to make it easier for children and drivers to keep an eye out for each other. Our neighborhood streets do not have street lights, so it is up to all of us to do our part to keep our neighborhood a safe place.



Happy Valentine's Day

**Warning: It's better to lose  
one minute of your life than  
your life in one minute.  
Watch the Road.**

[watchtheroad.org](http://watchtheroad.org)

OPERATION TRAFFIX

*"In spite of everything I still believe that people are really  
good at heart."*

*– Anne Frank*