

THE CENTRAL POINT

Hidden Grove & Green Valley
December 2017

*"Our mission is to provide for the safety of our residents,
maintain the common property and protect our home values."*

Point on Association and Business



New Padlocks on the Tennis Court Gate and at the RV & Storage Areas

At 8:00AM on January 2, 2018, HGGV will be installing new padlocks at the tennis courts, RV and storage areas. These padlocks have never been replaced, and the Association hopes that having new locks will keep all these areas safer, with only authorized residents having the new keys.

We have keys for the new locks in the Association office. Please come get a new key at your earliest convenience.

To get a new tennis key, you will need to bring your old key with you. If you have your old key, you will not be charged for a new key, otherwise the charge for a new key is a \$25.00 REFUNDABLE deposit.

You will need to keep your old key to gain access to these areas until the locks are changed. After January 2, 2018, the old keys can just be disposed of, as the Association will be retiring the old padlocks.

YOUR CURRENT KEY WILL NOT WORK AFTER 8:00 AM ON JANUARY 2, 2018.

Leaf Pick Up – They Do That!

Reminder that the final leaf pick-up will be on Friday, December 15. **Please do not place bags out for pick up until the day before or the day of pick up.** To participate, scoop leaves, and only leaves, into heavy-duty plastic bags. Filled bags should not weigh more than 40 pounds each.

Board of Directors Meets for November Meeting

The Board of Directors met on November 15 for their November meeting.

The financial reports were approved by the Board of Directors. The Association remains on target with their annual budget for both income and expenses.

The Board reviewed the preliminary 2018 Budget. The Association remains in good financial standing and anticipates to meet their budget for 2018.

The Board of Directors approved a playground improvement project for 2018. The Association will be removing the gravel from the playground area and replacing it with 9 inches of bark. The Board feels this will make our playground safer for kids

playing, and keep our playground similar to public playgrounds throughout Central Point.

The Board agreed to form a committee to review repairing the gutters and sidewalks around the Association. If you are interested in serving on this committee, please contact the office.

The Board updated Resolution 2017.07.02 to read:

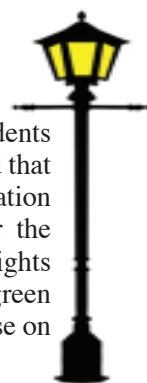
When a notice is sent to a Lot owner regarding violations to the rules described in the HOA Governing Documents, including but not limited to post lights (new), large trucks, commercial vehicles, trailers, RVs, boats, or other parking violations, a \$10.00 fine shall be assessed pursuant to the timeline outlined in the notice. To read: The fines for the first offense will increase \$10 progressively each day up to \$100 per day until violation is abated. Lot owner(s) will receive a one-time only notice with their first fine. After that, they will only receive a fine. (passed 07/19/17 and amended 11/15/17)

The Board also moved that, beginning January 1, 2018, the cost to rent the clubhouse will be \$50 per rental. After 4 rentals in a calendar year by a single residence, their cost then goes to \$75 per rental. This was done to encourage a more equitable schedule for residents to be able to use the facility. If this does not create a fairer distribution of dates, the Board of Directors may have to impose a limit.

The Association's ANNUAL meeting will be held on Wednesday, January 17th at 6:00PM in the clubhouse. At the annual meeting, we will discuss the Accomplishments of 2017 and Challenges for 2018. Also, two people will be elected to the Board of Directors. The term of Secretary and Treasurer expire at the end of 2017. If you are a Lot owner and interested in serving on the Board of Directors, please submit something in writing to the office by January 10. There will be a Board of Directors meeting immediately following the annual meeting

CC&Rs Corner Post Lights

Did you know that the CC&Rs require that residents keep an approved light bulb in their post light and that it must come on at night? Because the Association would like our streets to be adequately lit for the safety of our residents, we require that all post lights have white lights. If you would like to add red or green lights to your home for Christmas, please put those on your porch or house lights.



COMMUNITY AND NEIGHBORHOOD HAPPENINGS

POINT ON THE GOOD HEALTH Cold and Flu Season

Winter is nearly here, and so is what we consider cold and flu season.

Although our mothers always told us that we needed to keep warm to keep healthy, experts now believe that being cold has nothing to do with getting a cold. Most experts agree that we are more likely to get colds and flu when the weather is cold because we spend more time indoors sharing germs with other people. The viruses that cause colds and flu also spread more easily in colder, drier air.

Colds can last from 5-10 days, but it's normal for a cough to last for a month. Your cold is contagious for the first 3 days you have symptoms. The flu can last 1-2 weeks, and is contagious for up to 5 days after symptoms appear. In either case, do yourself and everyone else a favor and stay home and get some rest when you are not feeling well.

The average adult and teenager get two to four colds a year, while the average child gets up to eight colds.

Mom was right about one thing: when a cold or flu strikes, take a pain reliever, drink fluids, eat chicken soup and get some much-needed rest.

Parking at Rogue Valley Sno-Parks

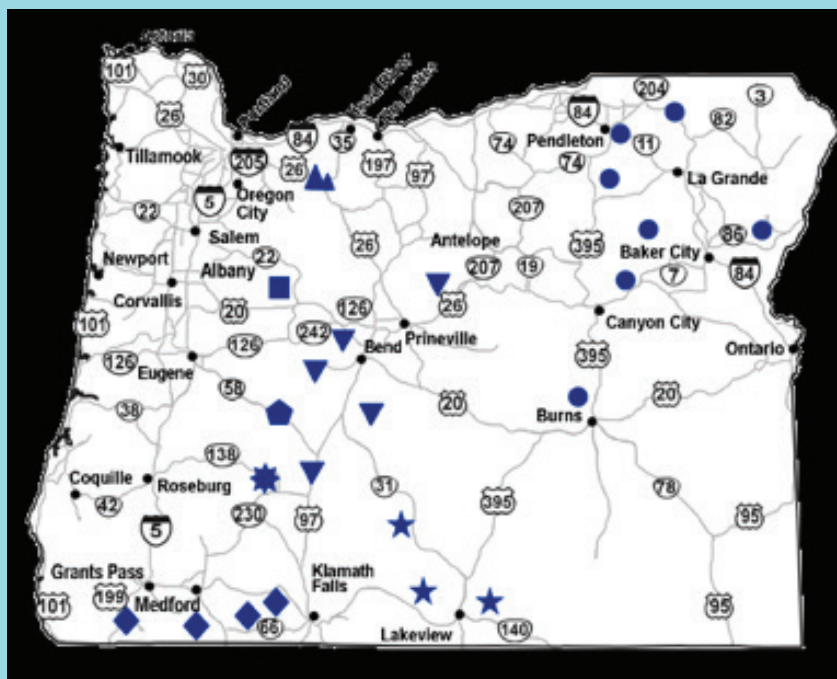
Do you like to play in the snow, ski, snowboard or snowmobile? You will find most recognized ski, snowmobile, and snow play areas in all mountain passes of Oregon. Oregon's Sno-Park Program helps provide parking at many of your favorite winter recreation areas.

If you park in a Sno-Park between November 1 and April 30, you must have a valid Sno-Park permit displayed near the lower left corner of your windshield.

There are three types of permits: an annual permit (\$25), a 3-day permit (\$9) and a daily permit (\$4). Permits are sold at all DMV offices and by permit sales agents at various resorts, sporting goods stores and other retail outlets. Sales agents may charge an additional service fee for each permit they sell.

Oregon's Sno-Park Program is funded entirely by the sale of Sno-Park permits. The program provides funds for snow removal in Sno-Parks and enforcement of the permit requirement. Any money remaining may be used for maintenance and development of Sno-Parks or carried over for use in a following year.

Oregon Sno-Park permits are also honored in California and Idaho. Parking in an Oregon Sno-Park without a permit may result in a \$30 fine, so be sure to obtain a permit and display it on your vehicle.



POINT ON THE COMMUNITY Central Point Christmas Lights Parade

Join the City of Central Point on Saturday, December 2, 2017 at 5:00pm in celebrating the holiday season with their Christmas Lights Parade. After the parade, come to City Hall to view the parade entries up close and enjoy the tree lighting, crafts, games, free hot cocoa and cookies, Kiwanis book giveaway and visit with Santa. Don't forget to take the trolley for a ride.

Papa Terall's BBQ will be serving up the BEST BBQ around. There will be hot cocoa, and cookies, plus other yummy treats.



Get Involved... Help out a family in need.



The season of giving is upon us, and giving is always better than receiving!

The City is asking for our community to come together and help those in need this season, and they have something special planned this year.

The City is hosting a Giving Drive. The Drive began October 1st and will go through December 20th. The City is excited that the Community Christmas Lights Parade on December 2nd falls at the midpoint of the drive! With support from the City, our local media, businesses, and generous members of our community, they hope to have a large outpouring of support for our Giving Drive this season.

To donate to our Giving Drive or for any questions, contact Elizabeth @ 541.664.3321 ext 188



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

HIDDEN GROVE & GREEN VALLEY



Community and Neighborhood Bulletin Board



December Calendar of Events

- 12/02 – Central Point
Christmas Lights Parade
- 12/12 – Hanukkah Begins
- 12/15 – Ferdinand in Theaters
- 12/15 – Star Wars: The Last
Jedi in Theaters
- 12/15 – Leaf Pick up
- 12/21 – Street Sweeping**
- 12/21 – First day of Winter
- 12/25– Christmas (office
closed)**
- 12/31– New Year's Eve



Go **GREEN** with
eStatements

Sign Up For E-Statements!

Do you check your email every day or two? If so, you are the perfect candidate for E-statements. E-statements are faster than the Post Office, environmentally friendly, minimize paper work and reduce community costs.

Email us at:

hggv.office@gmail to sign up for E-Statements.



Reminder, street sweeping is December 21st. Please make sure your car is off the street so that the sweepers can do their job.



"I wonder if the snow loves the trees and fields, that it kisses them so gently? And then it covers them up snug, you know, with a white quilt; and perhaps it says, "Go to sleep darlings, till the summer comes again."

– Lewis Carroll