

THE Hidden Grove & Green Valley CENTRAL POINT

September 2016

*"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



Energy Trust of Oregon Helps Reduce Energy Costs.

From weatherization and windows to lighting and appliances, energy-saving opportunities are all around us. Energy Trust offers easy ways to get started with home energy evaluations, no-cost resources and cash incentives to help you complete improvement projects. Their website is designed for owners and renters of both stick-built and manufactured homes.

You can visit their website at <http://energytrust.org/residential/> for energy savings at your fingertips. From their website you can:

- Learn about cash incentives

- Evaluate your home's current energy use to find out how you can make it more energy efficient

- Estimate the energy savings of various home projects

- Learn about possible financing options

- Get low-cost and no-cost tips for saving money and using less energy

If you are the owner or renter of a manufactured home and want to make energy-efficiency upgrades to your residence, you can learn to reduce drafts and increase comfort, save on your utility costs and maintain a cleaner, quieter and healthier home. The Energy Trust also offers cash-back incentives that are paid directly to the owner or property manager of an existing manufactured home for the following improvements, water heating and treatment; weatherization and heating.

Energy Trust of Oregon is an independent nonprofit organization dedicated to providing utility customers with low-cost, clean energy solutions. For more information call the Energy Trust at 1.866.368.7878 or visit their webpage at www.energytrust.org.

Making Exceptions to Rules

You know we have rules to preserve the appearance of the community, protect the value of our common property and our individual homes, and make our neighborhood more harmonious for all. What you may not know is that in some rare instances, the Association's Board of Directors will waive some rules and regulations.

It's not a decision the Board takes lightly. There's a fine line between upholding the rules and being flexible as times change and individual issues arise.

If an owner comes to the Board and asks them to waive a rule, they consider the individual circumstances, the priorities of fellow owners and whether a precedent is being set. The Board will carefully review how the rules and restrictions are written and whether there's any flexibility. The Association has to be very careful about granting waivers so that they don't set off a domino effect.

Some things, like assessments, will never be up for negotiation. The Board may approve payment plans or waive late fees and interest depending on the circumstances, but owners must always pay their share of common expenses.

In general though, the Board understands the need to be flexible when circumstances warrant. We all live in this living, breathing, changing community, and issues aren't always black and white. If you think the Association should waive or relax a rule, please bring it up at a Board Meeting. They will let you know whether it's something they will consider.

**Next meeting of the Board of Directors is
September 21st at 6:00pm in the clubhouse.**

CC&Rs Corner

Questions and Answers about Vehicles and Parking

Q: What gives the Association the right to tell me where to park, and what type of vehicle I'm not allowed to park?

A: All homes in our subdivision are governed by covenants, and all owners and residents must abide by the covenants. Those covenants include bylaws that empower the Board to adopt and enforce rules they believe are necessary. These covenants explain the rules. Not only is the Board of Directors allowed to enforce the policy, they are legally obligated to do so.

Q: Why is there a side of the street that does not allow parking?

A: The Association's roads are subject to local regulations that specify the space needed for access by emergency vehicles. When cars are parked in the fire lane, there isn't enough clearance for fire trucks or other emergency vehicles to maneuver.

Q: What allows other residents or their guests to park their vehicles in front of my house?

A: Parking in our subdivision is a type of property called common elements. That means all residents and guests have the right to park on our streets.

Q: Why can't I park my inoperable vehicle on the street, on my driveway or in my carport?

A: Our parking rules disallow inoperable vehicles for the simple purpose of keeping the community looking nice.

Q: How can the Association tell me that I cannot park my work truck in front of my home, or in my driveway/carport?

A: The CC&Rs are clear: No commercial vehicles shall be parked within the Subdivision except as may be reasonably incidental to services being performed or deliveries being made within the Subdivision.



Back-To-School Tips to Maximize Family Time



1. Do your back-to-school shopping early. Waiting for the first day of school to shop is a recipe for disaster. Beat the rush and pick over shelves by getting in your shopping early.

2. Prep meals for the family. The first week of school can be pretty hectic and as a result, your family's eating habits can suffer. Take one thing off your plate and prep your meals in advance.

3. Prep your kids for back-to-school mode. The transition from summer-time to school time can be a hard one, so ease your kids into school mode a week in advance by setting the alarms in the morning, having them work on learning activities during the day and having their "after-school" snack time.

4. Take "cariño" time. Sharing a snack with your kids means time to relax and just enjoy their company.

(BPT) - As summer comes to a close, the anticipation of the new back-to-school year can be both exciting and stressful. Summer fun will soon give way to after school activities, sports and homework. Mornings will become slightly more hectic and fast-paced as everyone races to get their backpacks and get out the door.

It can be easy to forget to take the time to recharge and reconnect with your family to really enjoy the time shared, whether it's before school or during an afternoon snack.

For the parents preparing for the back-to-school rush, General Mills offers these tips to decrease the frenzy and maximize family time:

Whether it's first thing in the morning or when they get home from school, enjoying a bowl of their favorite cereal or some cut up carrots and hummus together is good for the whole family both physically and mentally.

With all these tips in mind, parents and kids alike will be able to transition into the new school year fully recharged and ready to take on the year!

A+ Ideas for Supporting Classroom Learning

(BPT) - Proud parents across the country are watching their children head back to the classroom for another exciting school year. The knowledge they gain in class will help set them on a path to success. However, learning shouldn't stop when the school bell rings at the end of the day.

"Education should be a driving factor of family life," says Michelle Cote, founder of Bricks 4 Kidz, an award-winning summer camp and after-school program. "Parents hold the key to a child's success by supporting classroom learning and extending educational efforts to the home and beyond."

Cote offers simple ideas for parents to help support school lessons and instill a lifelong love of learning in their children.

Know the teacher: Teachers spend as much time in a week with your kids as you do. Build a relationship with them by sending check-in emails, attending conferences and volunteering. Be proactive about asking where your child excels and what areas they may need additional help.

Facilitate homework: Encourage good study habits by creating a comfortable homework space with adequate supplies and few distractions. Be an active partner in your child's homework and assist when needed. Brainstorm project ideas, answer questions and quiz kids before tests.

Practice school lessons: With a fun, no-pressure approach, go over what your children learn in school. Have a conversation each day about what they learned, liked and loathed. Then go over important lessons to help your child better understand the material.

Connect lessons to life: One of the best ways to help kids understand classroom lessons is to connect the material to everyday experiences. Practice fractions while cooking. Chat about biology while gardening.

Choose enriching activities: Select after-school activities that emphasize cognitive development while building self-esteem in a fun environment. For example, Bricks 4 Kidz uses relatable tools like LEGO Bricks to teach science, technology, engineering and math (STEM) skills. Learn more at www.brick4kidz.com.



s4kidz.com.

Positive attitude: Kids will mirror your attitude toward school, homework and teachers. Stay positive and model resilience during difficult times. Show kids how you're working to improve your own education, whether that is a career certification or a cooking class.

Read together: Reading together is a great way to bond and show joy for the written word. Read the same books your child is assigned in school so you can foster a good discussion about characters and storylines.

Fuel brain power: There are two ways to support learning that have nothing to do with lessons. The first is to make sure kids are always fueled with a variety of healthy foods. The next is to ensure they are getting a good night's sleep.

A teacher will shape and support your child's knowledge. It's up to you to grow their thirst for learning and help them better understand important topics. These simple tips make it easy for education to become a strong thread in the fabric of life.



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

BACK
TO SCHOOL

COMMUNITY AND NEIGHBORHOOD BULLETIN BOARD

September Calendar of Events

- 09/05 – Labor Day (Office Closed)
- 09/08 – International Literacy Day
- 09/11 – Patriot Day
- 09/15 – Street Sweeping
- 09/15 – International Day of Democracy
- 09/16 – Constitution Day
- 09/21 – Board Meeting (6:00pm in the Clubhouse)
- 09/21 – International Day of Peace
- 09/22 – First Day of Autumn



Before the Bell Rings: Back to School Safety

As boys and girls throughout the community sharpen their pencils and get ready to head back to class, it's important to ensure they have a safe school year. Here are some tips on how your family can be proactive and avoid potentially harmful situations:

Make sure your school has your child's updated emergency contact information. Write down any specific instructions that should be followed in case of an emergency, and have the school keep them in your child's file.

Help your children memorize important phone numbers so that they know how to get in touch with you and other trusted adults. Also, make sure those numbers are programmed into their cell phones, or provide them with a list of phone numbers that they can keep in their backpacks or wallets at all times.

Let your children know exactly who they can go home with after school if their regular ride can't pick them up, and make sure they know not to accept rides from people who aren't on the list.

If your children will be walking to bus stop, walk the route with them several times before classes start to make sure they understand traffic laws and can walk the route on their own. Also, find a friend or sibling they can walk with, and make sure they always use the buddy system.

Show your children which houses in the neighborhood they can go to in case no one is at home after school.

Blue Lights in Support of the Police

It was great to see all the blue lights in our neighborhood during the Month of August! The campaign, run by the City of Central Point Police Department, was for the month of August. If you would like to keep a blue light up in support of the police, we are asking that you move the light to your porch or another exterior house light.

As we move into fall and winter, it gets dark earlier and earlier. It is important to have well-lit streets. Please remove the blue light from your front post light and replace it with a regular white light bulb.

I SUPPORT



OUR POLICE

"To educate a man in mind and not in morals is to educate a menace to society."

THEODORE ROOSEVELT