

## **Vintage on the Bluffs Newsletter**

### **FROM THE PRESIDENT:**

I am David Nypower, the new HOA Board President for the next two years. For you who were not at the meeting six weeks ago, the board members were elected from those who wanted to be active in our community. I feel those on the board will do an excellent job in working for you, to make our community here a safe, happy, and beautiful place to live.

We are addressing many issues that are of major concern to us all. We have a serious problem with our water and sewer fees from the city of Bluffdale, our swimming pool security needs attention, some maintenance issues have been voiced, the clubhouse furniture (or lack thereof) needs looking at so we all may use the facility and have it look and function well, issues of insurance for our units, and the list goes on and on. We are going to make some decisions, based on sound and verified information, that will affect all of us living here in the Vintage on the Bluffs community. I hope you will all support us in our efforts, work with and assist us, give us feedback, and continue to be a great asset to our community through your understanding and willingness to help.

Thank you, and if you have questions or comments, email me at [boatingdavid@aol.com](mailto:boatingdavid@aol.com)

## **NEWSLETTER CONTEST**

We need to name our news letter and want you in our community to help. A contest for the next three weeks will be in operation to name the Vintage on the Bluffs monthly news letter. The contents of the letter will be news from the Board on actions being taken to improve our community, introductions of homeowners thru a "spotlight on you" section so we can be informed as to who are our neighbors, the gossip section (of course), coming events and activities for the community, and basic information for the entire community so you can be informed as to what is going on in the area.

A box will be placed in the club house for your entries. Put your name, address, and phone number on your entry (any piece of paper) and what you think will be a great name for our newsletter. Do as many as you like. The winning family will enjoy a meal and a movie for giving us a name for our news letter.

(In case of a tie for the best name, a drawing will determine the winner)

**GOOD LUCK !**

## **PICKING THINGS UP!**

As we see the final buildings being finished and the new owners just waiting to get into their new homes, there is that awful construction mess and debris that gets blown around our community. If you all could take just a second and pick up the area around your unit if you see construction litter, it will make our community look nicer and hopefully give a good impression to our new move-ins that we care about where we live.

**THANK YOU !!!**



## COMMUNITY BREAKFAST

As a way of 'get to know our neighbors,' the idea has been put out to have a community breakfast where we all can gather around and enjoy pancakes, eggs, etc., and share the friendships of our fellow unit owners. A modest fee per family to cover costs would be charged, but well worth it I have been told. If interested in this idea, and any special date and willingness to help, let us know when you place your slip in the 'newsletter' naming box.

## POOL SECURITY FOR RESIDENTS

We were experiencing many problems last summer with unauthorized people using the swimming pool. Some vandalism took place, our small children were pushed about by the teens who came to swim in our pool from the surrounding area, and late night 'plunges' made sleep for those in close proximity to the pool difficult. Tighter controls will be instituted for this summer and an identification process may be put in place to allow only those from our community and their guest to enter the pool area. More info on this to come before the pool opens.

## CLUB HOUSE USE

The club house usage and the cleanliness of the building will be monitored by Ruth Rowley. If you want to use the club house for a family event, you may contact Ruth by email. Her email address is [ruthrowley@comcast.net](mailto:ruthrowley@comcast.net) A refundable deposit will be required to use the facility. Ruth is available to talk about the club house Monday thru Saturday for availability of dates.

## GOSSIP!!!

( We have none for this newsletter, but let us know of any appropriate juicy info that we can pass on to our other homeowners next month.)

## HOA CC&R'S

We have a number of homeowners who are breaking the CC&R's of the community. You were all given a set of the Vintage on the Bluffs rules and regulations pertaining to street parking, noise levels after ten o'clock, subletting of your home or a room in the home, and etc. at the signing of your home. We all signed a paper we would follow the homeowners rules and regulations. If we all could look at our lives and make sure we are following the CC&R's, then no further action will be needed. If some rules are consistently broken by the same owners, letters will be sent to those individuals and appropriate actions will take place.

## THANK YOU

On behalf of the HOA board, I thank you for being the kind neighbors that you are and that you will try, as we are, to be helpful in our community, to make it the best place to live in the south end of the valley.

.....David Nypower  
HOA Board President