

# Sweetwater Ridge HOA Newsletter



I am hoping that spring is finally here and the snow is melting. It has been a long hard winter and many of our neighbors have suffered with the loss of their sheds, awnings even their homes. The damaged structures will need to be removed as soon as it is safe and crews found to do the removal. Please make sure that you caution your children to stay away from these properties because even if they look like they are destroyed, they are still private property and the structures pose a significant safety hazard. If you are one of the people that have had damage this winter, please let the board know what your plan is as far as rebuilding awning, shed and new trailers. In some instances, the association will not require a permit to replace the damage such as an awning, but you will need a permit for most new structures. If you have a question, email us at [swridgehoa@gmail.com](mailto:swridgehoa@gmail.com)

The Association suffered more than property loss this winter. Our Vice President, Renee Worthen died unexpectedly April 13 2023. Renee and her husband Mark had just made the move to full time residents at Sweetwater Ridge. Renee will be greatly missed by all.

## ROADS

Our roads took a real beating this winter. Snow removal expenses were significantly higher than usual. We are working with the contractor who has graded our roads in the past and are discussing some improvements including additional road base but will take multiple years to complete. PLEASE BE PATIENT. PLEASE KEEP THE DRAINAGE AREAS IN FRONT OF YOUR PROPERTIES CLEAN AND ABLE TO PASS WATER FOR YOUR BENEFIT AND YOUR NEIGHBORS PROPERTIES.

## SPRING CLEANUP/HELP

This newsletter is your first reminder that we will fine members that allow the weeds to become overgrown on your property. Your second reminder will be an email or letter to let you know your lot needs attention. If the problems are not taken care of, the association will hire someone to do the clean up then fine you and pass the cost of the cleanup on to you.

The county informed us that they will not participate in a spring clean up with us. Because there is so much damage in the area, we will not have dumpsters available for a clean-up. Each lot owner is responsible to haul damaged structures and household goods to the county landfill.

If you need help with removing a totaled trailer, here is a name that was recommended:

Jared Leming  
Integrity Restoration  
Cell 801-400-5383  
Office 801-413-9229

If you just need help with tear down and removal of damaged structures or handi man help

Mark Worthen

801-835-0301

There are also contractors listed on our website: [sweetwaterpark.org](http://sweetwaterpark.org)

### COMMON AREA PARKING

We have purchased reusable tags that can be placed in/on your vehicle when using the common area parking. We will make every effort to get them distributed as soon as possible. Please put your lot number and phone number on the tag so we can contact you in an emergency. Also remember that there is a 5 day limit on parking in this area. Contact Carol for verification of availability and other requirements for use of the area. The camping area is reserved for a member's event June 23-25 so plan around that if you have company planning a visit.

### NEW DEVELOPMENT

We have a signed agreement with developer to accept 50 lots into our HOA. This agreement was made years ago based on 92 additional lots. An updated letter of understanding or letter of agreement with developer reduced that number to 50. I attended the County Planning Commission meeting and read letters and emails from members to the commissioners expressing concerns about the new development. The storm water ponds were a major concern for several owners and the developer gave this explanation to those in attendance

“Those areas are designed to be a community park with grass, trees and sprinkler systems for use by the entire Sweetwater Ridge HOA. The majority of time they will be dry. They are intended to detain the water during a major storm event or spring runoff and allow the water to percolate into the ground.” The Rich County Code requires the detention ponds to be designed for a 1 in 25 year event but the Developer has designed these for a 1 in 100 year event for added protection and added park space.

I do have a 40 page Technical Stormwater Report prepared by the Engineer, if anyone would like a copy of that or if they have any other questions, they are free to call or text me at 208-847-5263 or email me at [teribearlake@gmail.com](mailto:teribearlake@gmail.com).” After a few comments from other members in attendance at the meeting, the commission approved the preliminary plan.

### UPCOMING EVENTS Save the Dates!

**June 24<sup>th</sup>** 8 to 10 a.m. **BREAKFAST IN THE PARK** Free breakfast-come meet your neighbors!

**July 21** 7:00 p.m.. **MOVIE IN THE PARK** Sammy Randall hosts Movie Night. Send suggestions to Sammy. Family Friendly please

**July 22**

10:00 a.m.. **ANNUAL HOA MEETING** The HOA meeting is to elect board members, report the budget and share information on developments in our association. Incumbent board members that will run for the board again are Sammy Randall, Daloy Harris and Pat Donahoo. We have four open seats to fill this year. If you are interested in being on the board, please let the current board know. You can email us at [swridgehoa@gmail.com](mailto:swridgehoa@gmail.com).

5:00 p.m.. **PARADE** Line up by the dumpsters Decorate your golf carts! Coveted prizes awarded! We need volunteers to help organize and award trophies. Volunteers needed- Contact us [swridgehoa@gmail.com](mailto:swridgehoa@gmail.com)

IMMEDIATELY AFTER the Parade- **CORNHOLE TOURNAMENT** This is a new event that was requested by Renee Worthen and her friends. Get your teams together, bring your corn hole boards and lets do this in her honor! We need volunteers to help organize. Contact us if your willing to help facilitate this event. [swridgehoa@gmail.com](mailto:swridgehoa@gmail.com) Kids teams and adult kids teams!

**August 5<sup>th</sup>** 6:00 p.m. **BAND** at the Basketball Court. This is one of the favorite events usually in conjunction with Raspberry Days in Garden City. Come enjoy the music and dance if you're "moved to".

**August 19<sup>th</sup>** 5:00 happy hour; 6:00 p.m. dinner **DINNER IN THE PARK** Bring a dessert or salad to share-hamburgers will be provided.