

The Hill Creek Chronicle

March 2013

Volume 3, Issue 3

Reminders:

Your Homeowners Association Board

Your current Board Members are: Susan Knobloch, Bethany Kostin, Patty Roberts, and Jeff Shaver. You can contact the Board any time; see below.

Keep the Speed Down

The speed limit in Hill Creek is 25MPH everywhere. Spring means more children outdoors plus more pedestrians and pets. DRIVE SAFELY! It is NEVER ok to exceed 25MPH for any reason.

Want to Contact the HOA Board?

Visit our website at www.hillcreekhoa.com or contact the association manager Lori Nicolaus at 253-202-2673

Get ACC Approval for Projects

Please remember to get approval from the Architecture Control Committee (ACC) for your projects (this includes exterior painting). Download or copy the application form and submit it to the ACC as directed. If you are unsure whether or not you need approval, e-mail the ACC at acc@hillcreekhoa.com or call the association manager.

Review the Regulations and Covenants

If you are unfamiliar with our rules and regulations and have questions, you can download them from our website or contact the association manager to request a paper copy.

Welcome Baskets

Your Board has revived an old tradition of delivering a welcome basket to new residents. It contains a few fun and useful items to make our new neighbors feel at home. If you notice a new family, drop us a note so we can be sure to deliver this nice welcome.

Electronic Newsletter Delivery

In response to requests at the annual meeting, we are doing e-mail delivery of newsletters. To sign up, just send e-mail from a valid address to newsletter@hillcreekhoa.com. Note that we will continue to deliver paper newsletters to every home until it makes sense to keep separate paper and e-delivery lists.

You may also read this newsletter, and several past issues, on the HOA website: hillcreekhoa.com.

Refuse Cans

Last fall, we did some periodic checks and sent some friendly reminders about keeping refuse cans out of sight. The results were encouraging, and our neighborhood looks just that much nicer. Please continue to promptly place all containers out of sight after garbage pick-up day.

ACC Approvals

This is a reminder that any and all significant changes to your property require pre-approval by our Architectural Control Committee. This includes such items as exterior paint, fences, landscape walls, etc. The HOA Rules contain all of the details.

Un-approved changes can result in re-work at the homeowner's expense. There have been recent violations. Necessary forms are available on our web site.

Spring Maintenance

Home maintenance – especially of the exterior and yard – is an important part of keeping Hill Creek an attractive and welcoming neighborhood, as well as aiding in keeping our property values stable. Spring is the perfect time to take a close look and start on those home improvement projects and repairs.

Start by walking across the street from your house and then making a visual inspection.

1. Is it time to re-paint?
2. Are the garage doors in need of paint, repair, or replacement?
3. Are the gutters and downspouts in good condition – working, clean, and painted?
4. Are there any over-grown plants or trees?
5. Do the driveway and sidewalk need a pressure-cleaning?
6. Is the roof suffering from moss growth? Is it time to clean or replace the roof?
7. Is the yard green & healthy? Any moss or weeds?
8. Are any fences in good condition?

Are You Willing?

At our annual meeting in June/July, we elect our Board and ACC for the next year. Please consider volunteering to serve on these bodies. The time commitment is fairly light, and you get the satisfaction of helping to keep Hill Creek safe, clean, welcoming, and a great place to live.

Next HOA Board Mtg

April 3 at 7PM. Check the website for details.