

Sunny Brook Farm - Newsletter

September 2016

REMEMBER

No street parking

Our subdivision indentures prohibit our residents from parking on our streets. We understand there may be an occasional short term need to park on the streets; but please remember to move your vehicle back to your driveway in a timely manner. This will help keep our children safe when outside playing.

As outlined in our indentures, parking violators could be subject to a \$10 per day fine until such issue is resolved. Please refer to our website if you do not have a copy of the indentures.

We also ask that your guests be mindful of your neighbors and whenever possible ask your guests to park in front of your home.

We understand there are some homes on Sunny Brook Drive that consistently parks on our streets. Unfortunately, we do not have any recourse to get them to move their vehicles since they are not associated with our subdivision.

Help Wanted!

Sunny Brook Farm is in immediate need for **two** residents to become a trustee and help manage our subdivision. As a tradeoff, elected officials are exempt from annual dues.

Routine duties are divided amongst the trustees and would consist of monitoring the subdivision's email account, maintaining and updating our website with financials and other documents; assist with acquiring bids for lawn service, snow removal and street repairs. Occasionally we will have a major project come up but is accomplished together as a team.

Street Repairs!

The trustees are working with a limited operating budget that doesn't allow us to do as much of the street repairs that we would like; considering the current state of the funds that are available.

Ideally, we should retain a minimum of 2/3 of the operating budget to cover snow removal, and month-to-month and annual expenses (street lights, lawn service, property insurance for common ground areas). So without the security of income that a special assessment would bring, securing a loan is not an option at this time.

Snow Removal

This is no small task. We continue to strive to look for a company that offers great service at a competitive price. We are always open to recommendations, suggestions or solutions. Please reach out to the trustees via email if you can help.

Trimming of Tree Branches & Bushes

There are some bushes and tree branches along Sunny Brook Drive that extends beyond personal property lines and are in need of a trim. Your cooperation and action to address this issue is appreciated as this can be destructive to passing vehicles and emergency equipment while driving on our streets.

WEBSITE: www.sunnybrookfarmshoa.com

EMAIL: sunnybrookfarmshoa@gmail.com