



Attention: All Aspen Cove Owners

June 24, 2017

Work Party & Lunch Followed by a HOA Meeting

Please make plans to attend. The success of Aspen Cove rides on its members taking care of the property. We will meet at the pavilion at 10:00 am & start different work projects. Then after the work is done we will meet & have lunch. The Board will provide sandwiches. We are asking the Members to bring a side to Share (Salad or Desert, etc). After at 1:30pm we will have a HOA meeting. At the meeting we would like to go over the Budget & discuss the Special assessment. And the increase of costs in the upcoming years to come. Also we want to talk about Security. We will be changing the Exit Codes after the 4th of July week. Come to receive the new code. If you cant make it email a board member & we can help you with this. It is vital We change these codes every so often. We live in a gated Community for a reason. You might think our Cabins our out of the way of theft. We have had a report of a theft at someone's cabin. Please help us protect Aspen Cove.

Also those who have not been to there property for a while the weeds are popping up like crazy. We as lot owners need to stay on top of this so we don't let them spread or get out of hand. Please check your lots & help do your part.

Also as always please remind your Guests of the rules of Aspen Cove. We find that most of the issues that come up or the damage that happens is from guests.

Pleasant Valley Days June 30th & July 1st 2017. Fireworks are not permitted in Aspen Cove, however Pleasant Valley Days will have them July 1st - dark on the lake approximately 10pm. As always be careful with fires. It only takes a spark to send everything up in flames.

Please attend so we can make sure we have your updated info. Those that have multiple owners we can only have 1 email on file & you will be responsible to get the info out. Also if you have not done so please request to join our Aspen Cove HOA Facebook page for added info. By using email & Facebook this will help us save money for stamps & envelopes & the time it takes to put it all together.

Aspen Cove HOA Association Meeting Notice

June 24, 2017

This email is to notify all members of the Aspen Cove at Scofield Home Owners Association of the upcoming meeting on June 24, 2017. It will be held at the common area pavilion at 1:15 pm. Each board member will make a brief report to the members concerning their specific responsibilities. At the January association meeting, we discussed the tremendous cost for snow removal this past winter. We have exceeded the 2017 snow removal budget by \$3442, and we still need to have funds available for the pending winter months. We are proposing a special assessment to replace the current budget shortfall and provide sufficient funds for the forthcoming winter months.

Our current annual dues are no longer sufficient to keep the association operating within the modest budget. In fact, our 2017 budget was approved, at our January meeting, with a deficit of \$6,950. Some funds, that have been generated over the past few years, can be used to make up this shortfall. However, we cannot continue to operate this way year after year. The last increase in our dues was over 10 years ago. Inflation has impacted our ability to keep up. We have a proposal to present at the meeting that we feel will resolve this problem over the next few years. Those present at the January meeting felt that a modest increase in our dues would be advisable.

For those of you who know that you will not be able to attend, attached is a proxy ballot that you can complete and appoint someone who will be at the meeting to vote your wishes, concerning the two budget proposals. Your executed proxy ballot must be available at the meeting before the voting takes place to be considered. If you have any questions please feel free to contact a member of the board.

Please mark this date on your calendar and plan to attend. Your voice is welcome and will be appreciated. This meeting will follow the work project scheduled for the same day at 10:00 am and the picnic that begins about 12:30 pm. The activities will be held at the pavilion. If we have poor weather, we will post the location of the picnic and the meeting to follow at the pavilion.

Aspen Cove is a beautiful place that we all enjoy. Please come and get involved in these activities and especially the operation of the association.

With best regards,

Mark Page

Association President