



Home Owner's Association

Swan Creek Village

Spring 2023

Editor – Tana Richards

Message from the President

Members of Swan Creek Village HOA, spring is now upon us having experienced a record winter season. The snow amounts that accumulated in our community created many challenges and some reported damage. There were 5 water breaks that occurred which would have been a daunting repair task, however, our Project Manager and Dirt Head Services aggressively tackled each one and restored water service in record time. This was an amazing work effort and we are thankful to have this team of dedicated experts continually supporting our Swan Creek Community. Additionally, our roads required extensive work in keeping them accessible for our members and again this was an amazing work effort requiring many extended hours, day and night to ensure our roads remained open.

The summer season always brings excitement and anticipation of fun times ahead with family and friends. Swan Creek is indeed a wonderful gathering place for family, friends, and special guests. Memories that will last for generations are made as each of you come and enjoy this most special place on earth. The beauty of Swan Creek is truly the reason why so many have enjoyed their experience while staying at this wonderful community. Swan Creek Village Homeowners Association extends a warm welcome to all returning and new members of the community.

The board of trustees is interested in your ideas. Please know that your input might benefit not only your property, but also helping the Swan Creek community. We encourage HOA members if they have specific questions to contact the "Project Manager" or a Board Member, and not rely on social media or other information source. Also, if you observe anything that requires our attention, please contact one of the following representatives or send an e-mail to swancreekvillage@gmail.com:

President	Robin Barraclough	(801-550-7247)
Vice President	Duane Beus	(801-726-9295)
Project Manager	Dave Oram	(801-458-7281)
Business Office		(385-368-5532)

swancreekvillage@gmail.com

Trustees – Kelly Kent, Scott Goff, Jim Redmond, Doug Maughan, Tana Richards, Duane Beus, Robin Barraclough

Thank you for the support you provide our Board of Trustees and I urge you to continue with your involvement as members of the SCVHOA. Monthly meetings are held the third Tuesday of each month at 6:00 PM. If you have need to appear before the Board, please contact me at least ten days prior to arrange time on the agenda.

The Board has been very diligent expending many hours making decisions that are in the best interest of SCVHOA. Many improvements to infrastructure and overall sustainment of the community have been accomplished with many more in the planning and execution phase. As a result of the aggressive improvement actions by the Board, interest in Swan Creek is ever on the rise resulting in increased interest by prospective buyers resulting in many lot sales and new construction these past 12 months. As a gated community, Swan Creek Village enjoys increased security and a higher level of property values equating to increased prosperity for the community. Planned improvements will yet add more benefits to Swan Creek Village.

I am honored to serve as your president. The challenges of this responsibility are often very difficult, however I

face each with a determination to do what is needed and right for the association. Many hours of valuable time are expended meeting with the Board, Project Manager, legal team, HOA members, and community leaders, to meet the demands of this important office. While in office I pledge to continue doing what is truly in the best interest of Swan Creek Village.

I look forward to meeting each of you given the opportunity.

Robin Barraclough

President

Important Reminders

- Speed Limits are 15 MPH: we ask that ATV and motorbike riders adhere to this speed limit and refrain from exhibition driving which results in extreme safety hazards. Additionally, this also results in additional wear on our roads adding to increased maintenance costs. New measures to remind those driving through our community of the speed limit will be in place by summer.
- Mag water for all Swan Creek roads is scheduled for the 27th of June and needed road grading will be completed prior to this date.
- Lot owners that have an uphill cabin without a culvert, or a culvert less than 12" must replace it properly. Which is below the crown of the road. The culvert replacement will need to be done at the owner's expense this year.
- Pets must always be on a leash when off your property.
- No open fires are allowed especially fireworks. Propane fire pits are allowed with at least a six-foot clear zone.
- Roll off dumpsters for yard debris will be placed on Rendezvous Run and Ridge Road beginning sometime in late May. This is a great option to dispose of yard debris which also helps reduce fire danger. Please do not put regular household garbage in these dumpsters.
- Please cut up card board boxes prior to placing them flat in the dumpsters and do not leave trash or other items outside the dumpsters in the garbage area. Rich County will impose fines for improper debris left at the dumpster site.
- The annual Board meeting is scheduled for **September 16, 2023** at the Centerville City Smith Park: 300 N 100 E. **9:00 – 11:00** am. Board Member voting, HOA financial information and other agenda items will be covered .
- Assessments are mailed the 1st of August each year with full payment due September 1st. A late fee \$25 will be assessed after 15 days from due date, and any account with unpaid balances after the September 1st will accrue interest of 18%. Members with unpaid Assessments will be referred to Collections.
- If you are planning to build a new cabin home, adding to an existing home, or developing an RV lot, please review the Swan Creek website for pertinent information: <https://swancreekvillage.org> / covenants, conditions, restrictions.
- Updated Covenants, Conditions, & Restrictions will be sent to all HOA members by our legal team soon with a ballot and return date for acceptance. SCVHOA Bylaws have recently been updated by the Board of Trustees and can be reviewed here: <https://Swancreekvillage.org>.
- No Short- Term Rentals.