

Hilton Lake Homeowners Association (HLHA)

P.O. Box 13111

Mill Creek, WA, 98082

or via E-mail: board@hiltonlake.org

www.hiltonlake.org

RE: Spring/Summer Clean-up & Maintenance

Dear Homeowner,

Spring is here and full of new opportunities. New Board members have been added to the Homeowners Association Board of Directors (see page 2) and as we all know it is a great time to start working outside in renewing our gardens, mending fences, painting our houses and structures, along with general clean-up. In addition, it is an opportunity to build community pride and protect our overall property and home values.

It should be noted that the Board has heard comments and observed that a few properties and homes have fallen to neglect and need upkeep. Together we can help. If you see your neighbor's property and/or house in need of repair or maintenance, offer a helping hand. We encourage a positive neighborly conversation on this matter if you have a relationship with your neighbor. Sometimes people cannot see what is on the outside when they are always inside.

Alternatively, we may be contacted at board@hiltonlake.org or you may attend a monthly meeting (held the first Tuesday of each month at the Hilton Lake Firestation at 7:00 pm). Our goal would be to help address the issue with the homeowner in a positive constructive manner. To remain silent would be to allow a slow deterioration of our wonderful community known as Hilton Lake. Other ideas and issues to improve and protect our neighborhood and home values include:

- Limit street parking to guests. If you cannot fit your cars in your driveway and garage, consider having a garage sale. The community garage sale will be June 6 (see page 2 for more information).
- Fences, walls, external storage, tents or other structures may not be erected without approval by the Board. For example, a new fence must be approved by the Board and any storage tent to store a boat, RV or other items must also be approved by the Board. You may present your request via e-mail, board@hiltonlake.org or by attending the monthly meeting.
- It is recommended that new roofs or other construction on your property be approved to ensure it complies with community CCRs.

We appreciate and thank all those that make an extra effort to maintain and preserve their own property and in addition help with common area maintenance. As stated in our "Covenants" Article IV. Section 2, "**Purpose of the Association..... to provide for maintenance, preservation and architectural control of the residence Lots, the Common Area, and the cul-de-sac planters within the property and to promote the health, safety, and welfare of the residents within the property.**" As stated, it is all

our responsibility and with our joint efforts we will help improve and sustain the integrity of our Hilton Lake community. With over 30 years in existence, Hilton Lake has been and should continue to be a neighborhood that people desire to live in. Again, it takes all of our efforts in working together to make this happen.

Thank you for your Spring/Summer Cleaning efforts,

Hilton Lake Homeowners Association Board

- *President:* Jim Brandley (Term: 2017)
- *Vice President:* Rory Engel (Term: 2018)
- *Secretary:* Christian Mead (Term: 2017)
- *Treasurer:* Charlene Lind (Term:2016)
- Costica Gheorghiu (Term: 2016)
- Dave Meythaler (Term: 2018)
- Jade Miller (Term: 2017)

UPCOMING EVENTS & IMPORTANT INFORMATION:

***** Community Garage Sale - Saturday, June 6th 2015 ***** - The Board will be posting advertisements in the local paper and on craigslist. Street sign sandwich boards will also be posted.

*****Fall Work Party – Date to be announced***** - Keep an eye out at www.hiltonlake.org for this important date.

*****Important***** -Keep your e-mail up to date with the Homeowners Association. E-mail any changes to your contact information including your email to the board@hiltonlake.org