

BAYCREST PLAT OWNERS ASSOCIATION
NEWSLETTER

December 2008



NAME OF DIRECTORS

- PRESIDENT- Gurpreet Dhillon
VICE PRESIDENT- Ginny Benton
ACTING TREASURER- Ginny Benton
SECRETARY- Connie Gitter
DIRECTORS- Shirley Brocklehurst
 Jamie McMillen
 Ian Thompson

The Board would like to encourage you to attend the upcoming Annual General Meeting on January 20, 2008 at Beachwood Resort.

At the AGM we would like to update you on Association activities.

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CC&R REMINDERS

Parking- Please do not

- Park on front lawns
- Park on or across the sidewalk
- Parking inoperative vehicles on the street or driveways are restricted
- Park any trailers or oversized trucks on street or your driveway

Do not park in the front or close to the mailbox. The mail will not be delivered as indicated by the Postmaster. There should be one car distance on each side of the post box.

PETS

Homeowners would like to have a clean yard that they can enjoy. Please, when walking yours pets, be courteous and clean up after your pets at all times.

EXTERIOR CHANGES OR IMPROVEMENT TO HOMES

For any exterior changes or improvements to your home such as fences, structures, construction material, paint/stain; contact the Design Review Board at our P.O box 1928 for approval. A complete list can be found on our website.

DUES

All homeowner's dues are due and payable by January 31st of the applicable year. Failure to pay dues timely will result in an additional fee of \$25.00 as a late fee. If the owner does not comply the Association will be required to take the owner to small claims court and request that the owner pay all court costs. Dues collected by everyone in a timely manner is so important. The Association has many responsibilities and we must stay viable to meet these responsibilities.

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NON COMPLIANCE OF THE CC&RS

All tenants must comply with the CC&Rs. Compliance is the homeowners' responsibility and any homeowner renting out their home will be held accountable for their renter's actions. Each owner must provide the Association with a current mailing address.

Failure to comply to the CC&Rs and after notification to the owner, charges will accumulate as follows:

- 1 to 15 days late- \$25.00
- 16 to 30 days late \$50.00
- 31 to 45 days late \$100.00
- 46 to 60 days late \$200.00

After the 60th day with non-compliance and nonpayment of fines, the owner will be taken to small claims court including a request that the owner pay all court costs.

SPEED

The posted speed limit is 25 mph. Please watch out for children. Also if you find someone racing through the community, please call 911 with the car license or notify the non-emergency number at 360-676-6911. The police may then have the opportunity to watch that person for future speeding.

BLOCKWATCH

The coordinators for the Block Watch Program are Paul Baker and Ken Gitter. At the AGM, they will speak to you for a few moments as to what is going on right now with the block watch.

ELECTION OF BOARD MEMBERS

This is your chance to share your thoughts and views as we continue to shape this new association.



CONTEST FOR NEWSLETTER NAME

We would like to encourage you to enter a name for the newsletter which we hope to publish four times per year. All names will be considered and voted on by the Board in February. Please send your ideas to-

Ginny Benton

Connie Gitter

We would like to thank the owners of this Association for their support in making our community a better place to live.

WEBSITE- WWW.BAYCRESTBIRCHBAY.COM
EMAIL-BAYCRESTHOABOARD@GMAIL.COM