



Spring 2017

Alder Point Homeowners Association Board Members

Lindsey Newgard – President/ARC
 Ellen Suchar – Secretary/ARC
 Erika Schofield – Treasurer
 Terry Monasterio – Director

Keeping the Neighborhood Nice — Volunteers Working For You!

The Alder Point HOA Board members hope that everyone survived the harsh winter and all that snow. Some of us got to know our neighbors better, as we helped one another with snow removal, stuck cars, and later helping to keep water flowing towards the drains as all that snow melted. We encourage everyone to get know your neighbors, lend a hand to those in need, and ask neighbors if they need help. This is what makes our neighborhood great!

As volunteer Board members we strive to use the HOA fees in the most cost effective manner to maintain and enhance the neighborhood's upkeep. We are currently working on:

Common Area Landscape – We hired a new company and are working closely with them to improve our look and services. We have increased our fertilization and mow schedules to make sure the grass stays healthy, thick, and green; please take notice to stay off the grass if you see the flags out on the common area.

Entrance Walls – We are addressing the deteriorating condition of the stone walls at the entrance. This is a major expense so reviewing the bids and materials took time and research. Both walls will be completely refaced. We look forward to a fresh new look and thank you for your patience as we addressed this big-ticket item. We will start the first phase of the bed landscaping once the wall construction is complete.

Entrance Lighting – The signage lights are constantly vandalized and require ongoing repair. We solicited bids for new lighting that will not be prone to vandalism and look attractive. New stone lights will be placed by the end of spring.

Community Drive Through – Development Services Inc. (DSI) performs drive through inspections of Alder Point on an on-going basis. We work closely with them when issues of concern are brought to our attention. Please remember that items that cause a safety concern or unsightly items on your front property can devalue all properties in the neighborhood. Our CCRs, as with most other subdivisions, prohibit unsightly articles for this reason. If you do get a notice from DSI please take the time to address the issue(s) noted.

Did You Know . . . why we do not send out 169 postage paid envelopes with the annual dues invoice? Because this would add a \$90+ expense to the HOA budget. Many property owners now pay via electronic format or drop off their payment in person so this would waste both paper and postage.

Green Thumb Tips: Pruning



- Prune in late winter or early spring if it blooms on new wood, such as roses, butterfly bush, rose of Sharon.
- Prune only after it flowers if it blooms on old wood, such as forsythia, lilacs, spirea, and most hydrangeas.
- Prune conifers in the spring.
- Remove a tree branch where it attaches to the trunk; branches do not grow further up the trunk with age.
- General rule of thumb – you can safely remove up to one-third of a plant in any one pruning session.

Important Numbers

DSI (Management Co.) 939-6000

- General questions for the HOA
- HOA billing
- ARC Requests for exterior home & landscaping changes

Boise Police 377-6790

- Non-emergency officer request
- File a police report

Neighborhood Watch 577-3851

- Speeding/traffic issues
- Vandalism/graffiti

Boise Mayor's Office 384-4422

- Development information

Code Enforcement 384-3845

- Sidewalk obstructions (trees, bushes, objects)
- Grass/weeds higher than 12"
- Properties storing excessive litter, debris, car parts, junk vehicles, old furniture, appliances, mattresses, tires, building materials, etc.

Parking Violations 377-6790

- Autos, boats, RVs, & trailers parked on the street for more than 72 hours
- Abandoned vehicles
- For-Sale vehicles on street

Animal Control 343-3166

- Nuisance/loud animals
- Animal feces violations

ACHD Maintenance 387-6320

- Stormwater retention
- Street flooding
- Street drain maintenance

Call Before You Dig 342-1585

Idaho Power 388-2323

Intermountain Gas 377-6840

Suez Water 362-7300

Boise City Utility 384-3735

Republic Services 345-1265

- Trash
- Recycling

Boise School District 854-4000

Architectural Review Forms

The Board receives a large number of forms to approve this time of year and we do our best to get back to you as quickly as possible with your approval or our questions.

Please know that we treat everyone equally and the sole purpose of this review is to keep all home values up and our neighborhood looking attractive. Everyone must submit the form with appropriate details for all exterior projects.

The form was recently included in your January mailing, and can also be found on Development Services website at www.dev-services.com

Please submit forms a minimum of 30 days in advance of the estimated start date for your project.

Thank You Snow Shovelers!

The Board wishes to thank all of the residents who consistently:

- Shoveled sidewalks to ensure safe access for kids to walk to school.
- Kept the street gutters and storm drains clear to prevent flooding this past winter.
- Communicated with ACHD to clear roads.

**Your active participation is valued
& greatly appreciated!**

One of the biggest complaints the board receives? PARKING!

A friendly reminder of parking courtesy & city codes:

- Please park in your garage, driveway, or front of your own residence and request your visitors to park in front of your property as well. This allows each property the courtesy of providing their own guests with access to park in front of the property they are visiting. Make arrangements with neighbors for extended parking situations.
- Limit trailer, boat, and RV parking for no longer than it takes to load and unload. Promptly move and store trailers, boats and RVs off site or out of sight, so people and children can safely navigate the neighborhood without an obstructed view of driveways, sidewalks, crosswalks, and roads.
- Do not park directly around or on a corner or with tires on the sidewalk; these are safety hazards.
- Keep mailboxes, fire hydrants, and trash/recycle access clear.
- Avoid obstructing crosswalk access; park a minimum of 20 feet away.
- It is illegal to park facing oncoming traffic.
- Boise City Code sets residential street parking limitations at 72 hours for all types of vehicles and prohibits parking of commercial vehicles on residential streets, except for pick-ups and deliveries. This includes vehicles, boats, trailers, RVs, and 5th wheels.

2 ANNOUNCEMENTS

Board Member Needed! Get involved and contribute if you are a homeowner who has lived in Alder Point for a minimum of one year, with current dues, and no current violations.

Community Yard Sale will be June 17th. A banner will be placed at the Tobi St. entrance with advertising on Nextdoor.com and Craigslist.com.

CC&R Enforcement Policy Summary

By accepting a deed to property in the Alder Point subdivision, all property owners acknowledged and agreed to abide by the Covenants, Conditions and Restrictions (CC&R) for Alder Point. The CC&R's are intended to keep the neighborhood an attractive place to live and to protect property values. Property owners are responsible for compliance with the CC&Rs for anyone who occupies their property, including rental property tenants. When violations of the CC&R's occur, a four-step process is used to seek resolution. This process is available online at www.dev-services.com under Associations We Manage and Alder Point.

Submit questions, concerns or complaints to: Alder Point HOA, c/o Development Services, 9601 W. State, Suite # 203, Boise, 83714. Or, call 939-6000, Ext. 207; fax 939-6118; email: LaRae@dev-services.com.