

# - Melody Ranch HOA -

Volume 2, Issue 12

DECEMBER 2010

*Happy Holidays*



## **MELODY RANCH SPEED FACTS**

If you are like many of us in the neighborhood, speeding vehicles are perceived to be one of Melody's biggest problems. Recently, the Teton County Sheriffs' Department lent the HOA the use of their radar speed sign to set up at various locations throughout the subdivision. As our time to have the sign was limited, it was decided to place it along Balsam Lane where we have had several requests for speed control and traffic calming appurtenances to be installed.

The sign's data logger has the capability to record the speeds and times of the day of vehicles that drive past it, noting the fastest and slowest speeds, and recording the total number of vehicles counted during the deployment. The results of the week long deployment of the sign showed that, for the most part, people are mindful and fairly compliant with our 15 MPH speed limits. A total of **995 vehicles** were monitored. Peak traffic occurred between the hours of 7:45 – 9:45 a.m. and 4:00 – 7:15 p.m. The **85<sup>th</sup> percentile speed** (which is the speed at which 85% of the traffic is travelling) was **recorded**

## **CONTINUED.....**

**to be 21 MPH while the average speed was 16.97 MPH.** The highest recorded speed was 31 MPH. Great Job everyone (almost)!!

Although it seems to obvious to state, study after study have found consistent data that support the fact that the faster a vehicle is moving when it strikes a pedestrian, the more bodily harm is inflicted on the pedestrian. An impact between a vehicle and pedestrian, at 20 MPH, can result in death 5% of the time, bodily injury 65% and uninjured 30% of the time<sup>1</sup>. (1.DOT HS 809 021 October 1999; Final Report)

Peak flows occurred at times when the work force and school students are leaving and returning to their homes. With this overlap of heavier traffic and higher pedestrian use on the streets, **PLEASE PAY ATTENTION TO YOUR DRIVING AND BE MINDFUL OF YOUR SPEED.**

## **CHRISTMAS TREE PICK UP SCHEDULE**

Melody Ranch will pick up Christmas Trees on Tuesday, December 28, Tuesday, January 4<sup>th</sup> and 11<sup>th</sup>. After January 11<sup>th</sup>, homeowner's will be responsible for disposing of their own tree.

---

## COVENANT CORNER

From the Rules & Regulations

- ❖ All household and maintenance items such as wheel barrows, ladders, lawn mowers, **snow blowers**, bins etc. should not be left in open view and should be stored within a closed area such as a garage and/or behind fenced enclosure or “out of sight” from the road and neighboring properties view. **Please see Article 5 - 5.6 in the CC&R’s.**
- ❖ Dogs are to be restrained / leashed within the community at all times. This includes while walking, running and bicycling on all roads and common areas within the community. Unrestrained dogs can lead to issues with wildlife and problems with other homeowners in the association. **Please see Article 5 - 5.5 in the CC&R’s.**

---

## FAT-FREE SEWERS

Fats, oils, and greases aren’t just bad for your arteries and your waistline; they bad for sewers, too.

What we can do to help: The easiest way to solve the grease problem and help prevent overflows of raw sewage is to keep this material out of the sewer system in the first place.

1. Never pour grease down sink drains or into toilets
2. Scrape grease and food scraps from plates, pots, pans, utensils, and grills and cooking surfaces into a can or the trash for disposal (or recycling where available).
3. Do not put grease down garbage disposals. Put baskets/strainers in sink drains to catch food scraps and other solids, and empty the drain baskets/strainers into the trash for disposal.

---

## HOA PAYMENTS

Please do not leave any checks or correspondence for the HOA in the mailbox next to the old sales office. The sales office no longer processes HOA dues. All correspondence and payments should be mailed to:

**The Meadows at Melody Ranch  
PO Box 4337  
Jackson, WY 83001**

All checks need to be written out to:  
The Meadows at Melody Ranch  
Be sure all emails are sent to:  
[info@melodyranchhoa.com](mailto:info@melodyranchhoa.com)

Please contact Cynthia or Tina at GTPM to address all inquiries. They can be reached at 307.733.0205

---

## MARK YOUR CALENDAR....

Typically the Board of Directors meets the third Tuesday (December 21<sup>st</sup>) of each month at 5:00. Please call GTPM for the exact date and time, as they are sometimes moved to accommodate peoples’ schedule.

Every second Thursday (December 9<sup>th</sup>) of each month the Architectural Review Committee meets at 4:30. All items need to be turned in by noon the Friday prior to the ARC meeting.

---

## HOLIDAY HOURS AT GTPM

Grand Teton Property Management will close at 12:00 on December 24<sup>th</sup> and will open at 9:00 am on December 27<sup>th</sup>. The office will close at 12:00 on December 31<sup>st</sup> and reopen on January 3<sup>rd</sup> at 9:00 am. Happy Holidays!