



# Melody Ranch Homeowners Association

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## DOG DAYS

We are truly entering the dog days in Melody Ranch, and no, I am not speaking about the long, hot days of summer. Grand Teton Property Management has been getting frequent calls about dogs in Melody Ranch. Reports of dogs attacking other dogs, dogs roaming through other people's yards, open space, and garages are rampant. As you are well aware, there is a leash law requiring dog owners to either have their pets on a leash or under voice control. Thank you to those responsible pet owners who comply. For those of you not in compliance with the rules, please note that the fines for unruly dogs are severe. Do not let your dogs roam through the neighborhood unattended. As this situation cannot be constantly monitored by GTPM we would encourage homeowners to contact animal control if they have concerns about a dog wandering around without its owner and especially if there is an instance of a dog attack. GTPM does not have the legal authority or the training to deal with roaming or aggressive dogs. Animal control can be reached at 307-733-2331 24/7 and the call can be anonymous. To keep your pet from going to doggy jail, and for the safety of the other pets and residents in Melody Ranch, please keep your dog on a leash or in your control at all times. Thank you for your attention to this important matter.



## ICE RINK

Due to lack of volunteers and damage that was done to the community ice rink we regret to inform you that we will no longer be installing the rink. The board wants to thank those of you who participated in every aspect of this amenity, especially Shannon Yarrow for her tireless work on this project.

## CRAWL SPACE FLOODING

Water in crawl spaces has always been a common occurrence in Melody Ranch. It is due to the combined effect of neighboring ranches flood irrigating along with the spring/summer melt of snow into our water table. Valley ranches have been flood irrigating for a long time and it is part of life in this part of the valley. A side effect of this is a rise in the water table in the general area.

Should you experience rising water on your lot or in your home, it is recommended that you get a sump pump and pump the water into the nearest irrigation ditch or pond. It would be best to hire a licensed plumber to install the sump pump. They will know how to do that correctly - and legally. It is illegal to pump sump water into the sewer system. Our pumps cannot handle the extra capacity and, in addition, the Town does not want to process sump water along with sewage. The added capacity creates needless cost to the Town. When found, an illegal connection will be charged by the ISD for the cost of discovery and any damages caused to our systems which can run into the thousands of dollars. Please check to see if a previous owner or plumber has hooked your sump pump up to the sewer system and take corrective action if necessary. If you are pumping water onto your lawn or a neighboring empty lot or nearby open space, the water is seeping back into the ground, rejoining the water table and cycling back into your crawl space. To get ahead, you must pump it to an irrigation ditch or pond.

In an effort to maintain consistency, we would ask homeowners to be sure that in burying these lines to the ponds and ditches that the area is put back to its original state. That is to say that if irrigation lines are cut, they be repaired, if grass or soil is upset, that it be raked, filled and replanted. Please "leave it like you find it." All proposed work must be submitted to the HOA Board for approval prior to any work being done. In addition, we would ask you to submit records of the work you have done and the materials you have used to Grand Teton Property Management to place in your lot file. Feel free to contact Demerie with any questions you may have about this process. Thank you for your cooperation in this matter.

# CALENDAR OF EVENTS

## BOARD OF DIRECTORS MEETING

TUESDAY, JUNE 23, 2015 AT 4:00

GRAND TETON PROPERTY MANAGEMENT

THE MINUTES FOR THESE MEETINGS CAN BE SEEN ON OUR WEBSITE:

[WWW.MELODYRANCHHOA.COM](http://WWW.MELODYRANCHHOA.COM)

## DESIGN REVIEW COMMITTEE

THURSDAY, JUNE 18<sup>TH</sup>, 2015 AT 1:00

GRAND TETON PROPERTY MANAGEMENT

PLEASE SUBMIT YOUR ITEMS FOR REVIEW TO GRAND TETON PROPERTY MANAGEMENT BY NOON ON THE FRIDAY PRIOR TO THE DRC MEETING.

## ISD

WEDNESDAY, JUNE 17, 2015, 5:00 PM

WELLS FARGO

MINUTES AND OTHER IMPORTANT ISD DOCUMENTS ARE POSTED TO THE MELODY RANCH WEBSITE FOR YOUR INFORMATION.

## WWW.MELODYRANCHHOA.COM

We hope that you spend a few moments on the HOA's website from time to time. It is frequently updated with the latest about your neighborhood. Aside from board and annual meeting minutes, you will find information about the covenants and design guidelines, monthly newsletters, recent communications, ISD information and more.

## HOA PAYMENTS

All correspondence and payments should be made payable and mailed to:

**The Meadows of Melody Ranch**

**PO Box 4337**

**Jackson, WY 83001**

Or, you can also opt to pay online at:

[www.duespayment.com](http://www.duespayment.com)

(Service fees apply)

Or, as a second option:

<https://www.paymentservicenetwork.com/login.asp?acctr15968>

Keep in mind that your payment to the ISD must be made separately from your HOA dues. Please contact Tina Korpi or Demerie Northrop at Grand Teton Property Management to address any questions at: 307-733-0205 or send your email to: [info@melodyranchhoa.com](mailto:info@melodyranchhoa.com)

# COVENANT CORNER

~ Maintenance of the exterior of the dwelling by the owner shall include, but not be limited to, periodic staining/painting of wood siding and fences, and the landscaping maintenance of yards including weed control, watering and mowing as needed. The HOA can maintain said property in the event that the homeowner does not comply. This is Tier Three Violation, \$250 fine

## SUSPICIOUS ACTIVITY?

There have been recent reports of damage to the fence in the RV storage yard. We would like to ask homeowners to keep an eye open for any suspicious behavior or activity in that area. To date, there are no reports of any loss or vandalism, please simply stay aware. Should you suspect anything, do not hesitate to contact the authorities immediately.

## HELP WANTED



Do you feel like lending a hand or some expertise on one of the committees within Melody Ranch? We are currently seeking interested and available homeowners who would like to be involved in the Design Review Committee or the Landscape Review Committee. Please contact Demerie at Grand Teton Property Management for additional information.

## DID YOU KNOW?

June is the month when we feel summer is about to begin as school lets out, the weather gets warmer and the days get longer. Summer activities abound with the recognition of National Tennis Month, National Zoo and Aquarium Month, National Fishing Week and Camping Week. June is named after Juno, the goddess of marriage. Perhaps that is why it is the most popular month for weddings. The birth flower for the month is the honeysuckle which traditionally stands for bonds of devotion, love, fidelity and generosity. However you chose to celebrate the commencement of your summer, may it find you doing so with peace and happiness.

