

Melody Ranch Homeowners Association

Volume 10, Issue 6

ISD 2018/19 BUDGET HEARING

The Melody Ranch ISD recently sent out a packet of information regarding necessary repairs and upgrades to the current water system with an anticipated cost of about \$2,029,000. This will require an increase in your property taxes for the special assessment as well as an increase in water usage fees. The ISD will be holding a hearing at Lower Valley Energy on Tuesday, June 5th at 5:00. This meeting was advertised in the newspaper and is open to the public. The water system operator and ISD board of directors will be there to discuss and review the proposed budget in light of this project (2/3 of which will be funded by various grants from the Wyoming Water Development Commission and other agencies) and answer any questions you may have.

HELP WANTED

There are multiple homeowners interested in forming task forces to address the future of the sales office log cabin and to propose an amendment to the existing Open Space Landscaping Policy. If you are interested in working on a task force to make detailed proposals to the board regarding the future of the sales office or an amendment to the Open Space Landscaping Policy, please contact Grand Teton Property Management, who will help homeowners connect with one another to form homeowner led task forces. The board will carefully review and respond to any proposals submitted.

Additionally, if you are interested in helping out Melody Ranch and have skills related to building, architecture, or construction you may be the perfect fit for the Design Review Committee. This group meets on a monthly basis to review the plans of homeowners that want to either build a new home, add on to their existing home or make a change to their exterior. If you are interested in lending your expertise please contact Demerie at GTPM. We appreciate your willingness to help keep Melody Ranch the desirable community that it is.



Upcoming Events

BOARD OF DIRECTORS MEETING

TUESDAY, JUNE 19, 2018 @ 8:45 AM
GRAND TETON PROPERTY
MANAGEMENT

THE MINUTES FOR THESE MEETINGS
CAN BE SEEN ON OUR WEBSITE:
WWW.MELODYRANCHHOA.COM

DESIGN REVIEW COMMITTEE

THURSDAY, JUNE 14, 2018 @ 10:30
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 BOARD OF DIRECTORS MEETING

TUESDAY, JUNE 5, 2018 @ 5:00 LOWER
VALLEY ENERGY CONFERENCE ROOM

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

Email

Do you want your statements to be emailed to you? Would you like to be placed on the internal Melody Ranch email list? If so, please be sure to contact Grand Teton Property Management with your current email address. This will be used for Melody Ranch informational purposes only and will not be shared with other persons or third parties. Please add GTPM to your safe sender list to ensure delivery of our emails to you.

ISD BOARD ELECTIONS

The Melody Ranch Improvement and Service District will be holding elections this fall. There are three positions that are expiring. The board is looking for a volunteer who interested in the management of our biggest and most costly assets - the water system, sewer system and roadways. If you have an interest or expertise in any of these areas and are interested in participating with the Melody Ranch ISD please contact Demerie at Grand Teton Property Management no later than August 24th, 2018.

NO SWIMMING

The Melody Ranch Board of Directors would like to remind all homeowners and their guests that the ponds located within Melody Ranch are not to be used for swimming, boating or fishing. This is a requirement by the insurance company to reduce your fees and reduce the HOA's liability exposure to possible accidents. Signs are posted by each pond as a reminder. Thank you in advance for your cooperation and compliance.

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:

<https://www.paymentservicenetwork.com/login.asp?acct15968>

Keep in mind that your payment to the ISD must be made separately from your HOA dues and made payable to Melody Ranch ISD. This is for your home's water usage each month. Please contact Tina Korpi or Demerie Northrop at Grand Teton Property Management with any questions: 307-733-0205 or send your email to: info@melodyranchhoa.com

DID YOU KNOW?

June marks the official beginning of summer and is the month with the longest daylight hours of the year. 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. In the United States we celebrate Flag Day on June 14 and honor dads on June 17th. June is candy month – what better excuse to go ahead and indulge that sweet tooth. Thankfully, you can balance the sweets with some more healthy choices, as it is also Fresh Fruits and Vegetables Month. Since we are now in the swing of summer, be sure to take time to play and take advantage of the wonders and beauty that Jackson Hole provides. What a beautiful playground we live in – enjoy!



Social Media

In addition to the Melody Ranch HOA website, there are two additional options to find out about your neighborhood on the internet. In addition to the NextDoor website which is a private online network available to owners and residents of Melody Ranch, there is also a Facebook page devoted to Melody Ranch:
www.facebook.com/Melody-Ranch-Jackson-WY-569874716390530/

If you would like any information about accessing either of these outlets, please contact Demerie at Grand Teton Property Management.

RV Storage

Just a quick reminder to those of you with a storage space in the Melody RV lot that there are quite a few homeowners who are still on the waiting list for a spot. If you do not need your space anymore, please notify GTPM so we can pass it to the next family. Also, please keep in mind that the storage area is intended for recreational vehicles and trailers; it is not to be used to store trash, construction equipment, yard gear etc. Please see the storage rules & regulations for a more comprehensive list.

Covenant Corner

~ Exterior Fires. There shall be no exterior fires whatsoever except barbecue fires contained within designated receptacles, i.e.: grills. This is Tier Four Violation, \$300 fine

~ 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 a Tier Three Violation, \$250 fine.