



# Melody Ranch Homeowners Association

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## RV STORAGE

The board has been approached with regard to the storage facility in Melody Ranch. As you know by now, there is an extensive waiting list for people who want to use the storage. As the list is over 30 owners long it is taking several years to get to the top of the list. The request to share spaces is being reviewed by the board and a dual agreement is being drafted for their consideration. If you have a storage space and are interested in sharing it or have comments about this option, please contact Demerie at Grand Teton Property Management. Likewise, if you have a spot and no longer need it, we would ask that you let us know so we can go to the next person on the list.

## ISD ELECTIONS

The Melody Ranch Improvement and Service District will be holding elections this fall. There will be two positions that are expiring and the election to replace Jim Gute who resigned from the ISD board when he moved from Melody Ranch. Please expect to see a ballot arriving for you to vote for your ISD Board of Directors. Please be sure your current mailing address is on file with the Teton County Clerk.

## AIR SOFT GUNS

With the continued use of air soft guns within the neighborhood, concerns are growing within the community. As you know there was a lot of damage to personal property that was caused by these "toys" and the continued use of them by children in Melody Ranch is alarming. Parents, the board and the Teton County Sheriff's office would ask that you prohibit your children from using and shooting their air soft guns in Melody Ranch and to remind them to be respectful of the community and its residents.

## WINTERIZING YOUR LAWN

As we enter and prepare ourselves for winter, we sometimes forget about our lawns. Fall lawn maintenance is very important in building up a plant's tolerance to damaging temperature fluctuations and disease. Be sure you skip pruning during the autumn. This common gardening practice can be harmful to your outdoor space in the colder months. You should refrain from cultivating new growth that will only get destroyed during winter (causing more labor for you in the spring).

Autumn is the most crucial time to fertilize your lawn. The cool fall days slow the plants growth as it starts to store nutrients for the upcoming months. By adding potassium and nitrogen to your yard in the fall, the grass is ready to receive the nutrients and increase its resistance to damaging diseases. Aeration in the fall allows for the infiltration of fertilizer nutrients, sunlight and air into the roots. This allows for improved root growth and the storage of more nutrients and water necessary to improve the lawn's health and stress tolerance resulting in a higher quality lawn next summer.

For your final mowing of the year, lower your mowing height to ½ inch below your summer height to prepare the foliage for winter and avoid damage from disease. If you can leave the mulch clippings on the lawn it will protect the grass and provide valuable nutrients. It is important to remove all large piles of debris that cannot be mulched. These large piles provide a home to damaging disease organisms. Further they cannot break down quickly and will damage the lawn by suffocating it. Cover your flower beds with burlap to provide extra protection during chilly winter months. To keep your small plants, garden herbs and tender bulbs fresh and alive, plant them in small pots and continue to grow them indoors. Be sure you prep all of your water systems. Shut off all outdoor water systems completely by turning off the water supply at the shut off valve and allow enough time for drainage to avoid damage to your pipes. Not only should you bring in any hoses or sprinklers, but you should also open the outdoor spigot to drain any remaining water from the line. Be sure to cover your faucets with a faucet cover.

Late fall is a great time to clean out gutters to avoid damage to your home. Remove leaves and twigs from your gutters, and then use a hose to flush out the gutters after you're done cleaning. This will complete the job and show you if you have any leaks that need to be repaired before snow flies.

# CALENDAR OF EVENTS

## BOARD OF DIRECTORS MEETING

TUESDAY, OCTOBER 18, 2016 AT 4:30

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, OCTOBER 13<sup>TH</sup>, 2016 AT 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

THURSDAY, OCTOBER 20, 2016 AT 12:00

WELLS FARGO CONFERENCE ROOM, 50 BUFFALO WAY

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.

## 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>

If you are registering for the first time, be sure to use Business ID RT15968.

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@melodvranchhoa.com](mailto:info@melodvranchhoa.com)

# COVENANT CORNER

~ Fire wood is to be stored behind a fenced enclosure or "out of sight" from the road and neighboring properties view at all times. This is Tier One Violation, \$25 fine  
~ Vehicle Parking. All vehicles shall be parked in designated parking spaces on the lot or the spaces provided therefore on multiple dwelling lots. No more than two vehicles may be parked in driveways for extended periods of time. No vehicle may be parked on any street within Melody Ranch or on any yard or common area on individual or multiple dwelling unit lots. This is Tier Two Violation, \$100 fine.

## 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/](https://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.

## DID YOU KNOW?

Those of you with October birthdays tend to be funny and entertaining. You are the life of the party with your sharp wit and contagious laugh. Seeing others happy makes you happy, even though beneath it all you are a hopeless romantic. When one thinks of October, visions of Halloween trick-or-treaters and harvest parties come to mind. It is the month of crisp days and snuggly nights, hayrides, and leaf-watching. With 93% of children in America going trick-or-treating, be especially aware on Monday, October 31 as you drive through the neighborhood for all of the little superheroes and goblins that may cross your path. If those little costumed bodies belong to you, remind them to carry a flashlight and to be aware as they run from house to house.

