

SUN PEAK NEWS

Summer 2020



Community Reminders



NIGHTLY RENTALS are NOT permitted in Sun Peak. Violations will be enforced as per the CC&R's, Rules and Regulations and the Schedule of Fines available on the sunpeak.org website.



DESIGN REVIEW - Please check sunpeak.org for information. If you are not sure if you need approval, please email sunpeakpc@gmail.com or contact Senta Beyer at 435-640-8472.



TURN OFF OUTDOOR LIGHTS by 11pm. Consider replacing outdoor lights with lower wattage bulbs and make sure all lighting is down lit. Protect our Night Sky!



NO PARKING ON STREETS. Please be considerate and do not block access to residences in Sun Peak. Parking on public streets from Nov-May could result in your car being towed by Summit County.



CLEAN UP AFTER YOUR PETS and keep them under control. Please abide by leash laws.



CLEAN UP any items stored under your decks, on the sides of your house and/or in your yard. The CC&R's prohibit the storage of potential eyesores. Keep your neighborhood clean!

Community Update

1. The yard waste dumpster will be removed on June 29. Get all your yard clean up done before it is gone!
2. A waiver is required to use the common area facilities. Please visit Sunpeak.org to complete the required waiver
<https://www.sunpeak.org/about/activity-release-form/>.
3. Pool Use – Please remember it is first come first serve, sign up is available 24 hours in advance at the pool gate. Pool swim times are limited, and we have strict rules all members must adhere to please review the rules before using the pool at <https://www.sunpeak.org/wp-content/uploads/2020/06/PoolRulesRegulations20200612.pdf>
4. Tennis Courts – Once again, please remember it is first come first serve, sign up is available 24 hours in advance at the tennis court gate.
5. Clubhouse Gym will remain closed until further notice.
6. Please visit Sunpeak.org for all community updates. The Amended and Restated Declaration of Covenants, Conditions, Easements and Restrictions, and By-Laws were recorded on April 17, 2020. The Reinvestment fee is active as of April 17, 2020.



TRASH. Bring your trash cans in from the street after the trash is picked up. Trash cans cannot be stored outside.



MAIL – Report issues with the mail to the Park City Postmaster at 2100 Park Avenue, Park City, UT 84098 or 435-655-8037



RULES AND REGULATIONS AND SCHEDULE OF FINES – The Sun Peak Master HOA rules and regulations and the schedule of fines are available at sunpeak.org or email the manager at sunpeakpc@gmail.com or call Teresa Wharton at 435-640-5857 with any questions or concerns you may have. The association follows the rules and regulations as written in the CC&R's, the Schedule of Fines lists the violation procedures.



CONTACT INFORMATION:
Association Managers:

Teresa Wharton & Senta Beyer 435-655-8365, sunpeakpc@gmail.com



Please contact us with all community questions and concerns or visit the community website and sunpeak.org

7. **Design Review.** Please be mindful that ALL exterior improvements made to your home, including landscaping must be reviewed and approved by the Sun Peak Design Review Committee. Information can be found here under Design Guidelines. <https://www.sunpeak.org/documents/> For specific questions, please email sunpeakpc@gmail.com or call Senta Beyer @ 435-640-8472.
8. **Noise.** The weather is beautiful and most of us are spending more time outside on our patios and decks. Please be mindful of neighbors and keep music and noise isolated to individual homes so that everybody can enjoy being outside.
9. **Lights.** Please turn off your outdoor lighting by 11:00 pm. Again, be mindful of your neighbors.
10. **Storage of garbage cans, yard equipment, building equipment, etc.** must all be done inside your garage and out of sight and view from neighbors and those passing by. Please help keep the neighborhood looking good!
11. Please reference Sunpeak.org for all community updates, the password is SPHomeowner. The website contains current announcements, governing documents, rules and regulations, board meeting dates and information. You will also find links to Summit County for animal control, public trails and roads, and other community services.

Sun Peak Clubhouse Remodel

It is the intent of the community to update the common area facilities as seen in the image to the right. Please see a larger version of the proposed master plan document on the website at https://www.sunpeak.org/wp-content/uploads/2020/06/SUN-PEAK-MASTER-PLAN-DRAFT_SITE-PLAN.pdf. A document with plans for the pool area is also available at https://www.sunpeak.org/wp-content/uploads/2020/06/SUN-PEAK-MASTER-PLAN-11-OCT-2018-L01_SITE-PLAN-Pool-Area.pdf.

If you have any feedback on design and use please send it to the manager at sunpeakpc@gmail.com

