

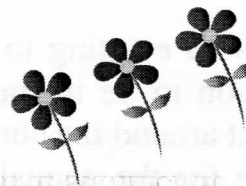
# THE RIDGE RUNNER



APRIL 2015



## From Your President.....



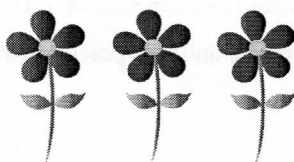
I can't believe it is spring already, but here it is. Like all of you I am looking forward to another summer season at Sunridge. The way the weather has been it looks like it will be an early season this year. With the warm weather the snow is melting fast and we may be able to drive in much sooner this year than we have other years.

The Sunridge Property Owners Assoc. annual meeting will be held on May 13th 2015 at 6:30 PM. South Ogden Jr. High at 650 East 5700 South in South Ogden. Please mark your calendars and we will look forward to seeing you there. We have three board positions up for election. Anyone interested in running for a position on the board should submit their name to either Steve Matthews or Jerry Baker no later than May 9th 2015.

Please be patient with the men and equipment as they work to give us a smooth road to travel on this summer.

As the season progresses we will follow the recommendations of the State and the county as far as open fires are concerned. We will post on our web page [[www.sunridge.info](http://www.sunridge.info)] any restrictions or recommendations we have concerning fires.

We continue to receive many comments and concerns about the ATV's on the mountain. I am asking everyone to be sure and inform your guests about the rules concerning ATV usage on the mountain. Let's all have a fun and SAFE summer at Sunridge.



-Steve Matthews



## ➡ Summer Picnic Success!

It is so exciting to think that the season to be in the mountains is right around the corner. Last years date for the annual picnic turned out so well that we are leaning towards the weekend after Labor Day again this year. I look forward to working with anyone that is willing to help out with this fabulous event.

I will have sign up sheets at the annual meeting.

We Will also have Sunridge Swag for sell which includes: hats, hooded sweatshirts, zip ups, and coffee mugs.

I look forward to seeing you all at the Annual meeting.

*-Stephanie Taylor*

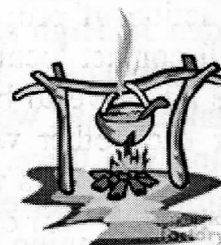
## ➡ Cooking Corner

We thought It would be fun to share your favorite camping recipes. If you would like to share in the news-letter please e-mail complete recipes to Rachael Vigil at [info@themailroometc.com](mailto:info@themailroometc.com)

### Over the Fire Scalloped Potatoes

8 large baking potatoes, peeled & diced  
1 bunch green onions sliced  
1 (10 oz) can condensed cream of Mushroom soup  
1 cup shredded Cheddar cheese  
Black pepper to taste

garlic salt to taste  
1/2 cup crumbled crisply cooked bacon (optional)  
1/2 cup sautéed mushrooms (optional)  
1/2 cup butter



Preheat a grill for medium heat.

Prepare 8 pieces of aluminum foil with vegetable cooking spray. Combine potatoes, green onion, soup, cheese, (bacon and mushrooms if using) in a bowl. Season to taste with salt and pepper. Evenly divide the potato mixture among the squares of aluminum foil. Dot with butter. Fold into foil packets, sealing well.

Cook foil packets on the grill for 12 to 20 minutes, until the potatoes have cooked.



## Good Neighbors!

As I think of the many times I have needed help over the years at Sunridge, particularly when we were in the beginning stages of building our cabin, I am grateful for good mountain neighbors. I am confident that most of you have had similar experiences. But as with any neighborhood or family, things do not always go as we would like. So what can we do when we see things taking place that do not make us happy? Perhaps in some cases simply and politely talking to your neighbor may help resolve a problem. If that does not work there is a system in place to help people be accountable for actions not in line with our Sunridge covenants. What you do is fill out an incident report that will be reviewed and evaluated by the Sunridge board who will then do their best to help resolve the problem. And in cases of theft, vandalism, or destruction of property, etc. The Sunridge board will contact local police for additional help. As we all strive to be good neighbors and look out for each other we can have a happy mountain community. As with you looking forward to another great year on the mountain.



-  
*Jerry Baker*



Please  
remember, all  
Sunridge roads,  
for all vehicles is  
15 mph!  
NO  
Exceptions!  
Let's make it a  
Safe place to  
Have fun!

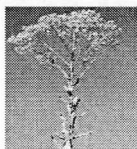


[www.sunridge.info](http://www.sunridge.info)

There is a lot of useful  
information on this site,  
please check it periodically. Tamara Grant is  
the webmaster and does  
a great job at keeping it  
updated. You can con-  
tact Tamara at  
[webmaster@sunridge.info](mailto:webmaster@sunridge.info)

Budding flowers, sprouting trees, chirping birds, and buzzing bees  
daffodils blossom, grass starts to grow little hints  
of springtime are beginning to show.





## Weeds Be Gone!



Dyer's Woad and other noxious weeds continue to spread and flourish at Sunridge. This year, we are taking action to impact these aggressive weeds. In addition to Dyer's Woad, there are several other weeds that will be targeted: Field Bindweed ( similar to Morning Glory), Curly Dock, Thistle and Myrtle Spurge.

The treatment will focus primarily on the right-of-way areas (roadsides) including 10 feet of the shoulder on both sides of the road. This will include all roads, spurs and cul-de-sacs. Middle Fork Drive will be treated to the 1st gate (green).

Application will be a "spot treatment" focusing on the targeted weeds. These products applied will be Glyphosate, better known as Round-Up, and Metsulfuron, known as Escort XP. Both products are very safe to the environment and wildlife.

Dyer's Woad is the most difficult of the weeds to control. This aggressive plant is classified as an annual, biennial, or a short-lived perennial. On average, it can produce 350-500 seeds per plant, but has also been known to produce as many as 10,000 seeds. The Seeds produce growth inhibitors which slow or stun the growth

of surrounding vegetation. Dyer's Woad causes other plants to be crowded out or taken over. Once the plant is established, it can have a tap root up to 5 feet in depth.

### Control Methods for Lot Owners:

- **Hand-Pulling:** This is very effective and works best after rain has moistened the soil. Dyer's Woad should be bagged and disposed of properly such as a landfill or incineration.
- **Chemical Control:** Round-UP and Speedzone (2-4d products) are effective. These products are compatible and may be used together. Always follow all label instructions when mixing or applying.

Please contact me if you have any questions about the products or application. I can treat your individual lot and would be happy to give you an estimate. I can be reached at (801) 698-4913 or at **Lot 219 Highlands**.

Thank you,  
Paul Marchant

### Sunridge Property Owners Board of Trustees

President	Steven Matthews	H25	801-791-8161	scm5535@msn.com
Secretary	Jerry Baker	H232	801-782-9482	windriver92@gmail.com
Treasurer	Alyn Lunceford	H109	801-949-9773	allunceford68@msn.com
Water System	Allan Dalpias	H192	801-782-8838	adalpias@comcast.net
Road Maintenance	Jay R. Price	H204	801-745-2463	pricetrans@aol.com
Sunridge Picnic Shirt Sales	Stephanie Taylor	H157	801-510-2370	Taylor-h157@comcast.net
Security/ATV ID	Roger Colvin		801-782-2358	RLC101@yahoo.com
Fire Protection	Steve Mills	H202	801-782-6894	Ltredcoat@msn.com
Covenants & Compliance	Hugh Ryan	SR53	801-721-9140	ryanfam@yahoo.com



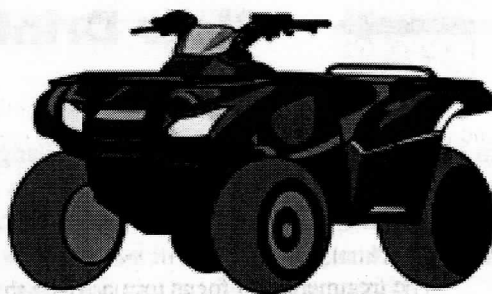
## ATV UPDATE

With the beautiful weather we have had this winter I am sure that most of us are excited for summer to come and to once again, spend our days on the mountain. We have been blessed to have access to this beautiful place and it is ours to take care of. I have been able to be a part of Sunridge since 1988 and have many treasured memories. We would like everyone to have wonderful experiences on the mountain and to help insure this, several rules are in place to protect everyone's experience. Here is a reminder of a few of these rules.

1- All off road vehicles must have a Sunridge license plate attached to the rear of the vehicle. As I am sure you are aware, last year the state made many of these "off road" vehicles legal to drive on the streets if they became street legal. The board recognizes that these "off road" vehicles are street legal and do not require an additional Sunridge license plate. However, they will still need to be registered with the gate host as would any vehicle entering Sunridge property with your name, lot number and license plate number.

2- If the "off road" vehicle is not street legal and does not have a license plate registered with the state of Utah, a Sunridge license plate will need to be obtained and attached to the rear of the vehicle. These can be ordered (by the lot owner only) by contacting the gate host or by emailing Roger Colvin at [rlc101@yahoo.com](mailto:rlc101@yahoo.com). Please write the words "Sunridge license plate" in the subject so I know it is not junk mail. Please include the following: name, lot number, phone number, and home address. The price is \$5.00 for 2 license plates and they are sold only in pairs. They will be left at the guard shack for you to pick up and must be paid for with cash upon delivery.

3- We will have a few temporary plates available to use while waiting for your plates. These may be obtained from the gate host by the registered lot owner only and must be attached to the rear of the vehicle prior to riding on Sunridge property. These will require a \$50 deposit which will be refunded upon their return when you pick up your actual plates.



4- Please remember that the posted speed limit is 15 MPH with no exceptions and vehicles **MUST** be driven in accordance with all state laws, including helmet laws. Speeding, tearing up roads, doing donuts, fish tailing, etc. is not allowed. This ruins the roads and ruins the dust guard. Please respect others desire to relax and enjoy nature by not revving engines, riding on other's lots or being disrespectful in any way to other lot owners. Our greatest expense is our roads and our greatest asset is our property owners. Let's take care of both.

5- If you have additional questions regarding Sunridge rules, please check the website [www.sunridge.info](http://www.sunridge.info)

Thank you for your help in making Sunridge an incredible place where we can all go to get away from the stresses of life for a while.

-Roger Colvin

### High Country Excavation

Is available for water hookups, hydrant sets, septic systems, perk tests, foundations and all of your tractor needs.

Contact:

**Carl Frazier**

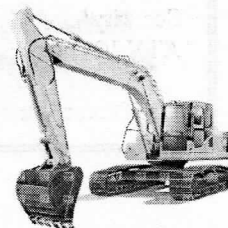
Owner/Operator at

801-791-7905

5683 W 5500 S

Hooper, UT, 84315 or

Sunridge Lot # 231







## New Drinking Water Rule Change

An upcoming Drinking Water Rule change will significantly affect Sunridge. The new rule is known as the Revised Total Coli form Rule which was proposed by the EPA in July 2010 became final in February 2013. It will become law on April 1st 2016.

This new rule will affect Sunridge in two ways:

**First**, Sunridge will be required to test the drinking water on a monthly versus quarterly basis. The testing must be according to a Formal Sampling Plan that rotates sampling throughout the water system.

**Second**, Sunridge will no longer be considered a seasonal drinking water system and as such will require monthly testing year round. Previously, Sunridge was only required to sample on a quarterly basis between 1 May and 30 Sep.

The Sunridge Board is still assessing the impact of this new rule and how best to comply. As you well know, Sunridge Drinking Water is one of our most valuable resources. Providing clean and safe Drinking Water is our number one priority.



- Allan Dalpiaz

*The Ridge Runner is published in the Spring and Fall. Other editions can be printed if necessary. This newsletter belongs to members of the association, so we would appreciate any comments or suggestions. If anyone has articles or something to buy/sell, please submit it to the editor and every effort will be made to include it in the newsletter.*

Editor:

Rachael Vigil (801-621-4014)

Email: [Info@themailroometc.com](mailto:Info@themailroometc.com)



## Need a Hand?

**Jon Hollingshead (Lot 251)** is your man. Jon loves to do handyman work.

If you need assistance you can call Jon and he can help with:



- ✓ Drywall
- ✓ Taping
- ✓ Tile
- ✓ Finishing work
- ✓ Electrical

Give him a call at 801-668-7112 or e-mail at:

[Jon.Hollingshead@comcast.net](mailto:Jon.Hollingshead@comcast.net)



## Friendly Reminder....

Remember to be a good neighbor. Speeding, reckless ATV use continues to be negative trends for the 2014 season. Remember, most property owners come to the mountain to appreciate a place of natural silence, while official quiet hours are between 10 pm and 7 am, anytime offensive annoyance or nuisances to members of the association or their guests are a violation of our property owner's covenants. The Board of Trustees believe most situations can be resolved by neighbors talking problems over, but the board will not hesitate taking more aggressive action if necessary.

### Notices sent out in 2014:

Covenant para 5.03.	Too many RVs parked on owner's lot.
Covenant para 5.03.	Rv parked on lot too long without septic.
Covenant para 6.05, 6.07	Speeding and erratic driving.
Covenant para 6.05, 6.07	Speeding

Don't forget to re-new land use permits. To help expedite the process bring last year's permit with you.

Planning to build? Know your lot boundaries! There are too many instances of structures encroaching setback requirements— even encroaching their neighbor's lot. That's a headache (and expense) nobody wants.

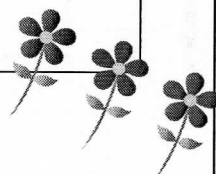
If you have any questions or want to report an issue, please contact our Code and Compliance point of contact; Hugh Ryan, or any other Board member.



- Hugh Ryan

### Reminder:

Remember the property between the 1st (green gate) and the 2nd (silver gate) is all private property.



### Hunting

Those of you who will be hunting this year needs to e-mail: Jay Price or Steve Mills to get your 4 hunting cards.