



Hawk's Landing Homeowners' Association July 2009 Newsletter

A Note from the HLHA President

Dear Hawks Landing Home Owners,

First of all, I hope all of you are having a great summer. It sure has taken its sweet time getting here. With that said I would like to discuss some recent phone calls and emails the board has received about a number of issues.

- Over the last few months our neighborhood has had several homes go into foreclosure and neighbors have expressed concern about yard maintenance. Our suggestion has been to contact the owners and see if some remedy can be put into place until a new owner can be responsible for the upkeep of the yard. If that should fail we suggest that a complaint is made with the City of Madison concerning excessive height of the lawn. Unfortunately, these are really the only two options that we have as a community and we strongly recommend that neighbors do not take matters into their own hands and do the mowing themselves due to legal difficulties regarding trespassing laws.

- We have discussed with home owners the issue of parking trailers, boats, recreation vehicles and service vehicles on driveways. As many of you may know this is a violation of our covenants and we ask that you please park such vehicles in garages or other places that do not violate our community covenants.

- Here is an update on the ongoing litigation between one of our members and the HLHA. Over the last several weeks the Hawks Landing Home Owner's Association has filed a motion of contempt to support the ruling from last year. This was done because the defendants violated the previous court order by installing another light. They further violated the

court order by turning the light on. At present the court has issued a restraining order forbidding the use of the light. Our next day in court will be on October 9, 2009. This date may seem much delayed because the defendants have chosen, to paraphrase the court, to “play games” by avoiding service of the contempt charge. In fact, we have had two court hearings over the last two weeks and the defendants have continued to avoid service of the contempt motion. Although we regret this latest action, the HLHA believes that we all must live within court orders as well as the rules that each of us agreed to when we moved into this community and we will continue to stay the course of this litigation. As always, I welcome any questions regarding our community and I thank you for your ongoing support.

I also wanted to share with you that, sadly, one of our Hawks Landing Families experienced extensive smoke and fire damage to their home mid day on July 28th, 2009. Luckily no one was home when the fire broke out and no one was injured. A concerned citizen noticed heavy smoke coming from the home and alerted the Fire Department who arrived within minutes of the call. Because of the extensive smoke damage just about all contents of their home have been rendered unusable leaving our fellow neighbor's without even the most basic of necessities. To show our support HLHA is going to make a contribution towards aiding the family as they begin their journey towards replacing all that was lost. Gift cards to Target and Copps will be provided. Dollars used towards funding our “community” contribution will come from the funds we all contribute each year toward our Social Committee Activities.

Have You Gone Green?

Want to receive less mail? Hawk's Landing Homeowners Association is attempting to go more green. A number of residents have signed up for newsletters electronically. If you have not done so and you would like to, please send an e-mail to Julie Schmitt at schmts6@yahoo.com . You will be e-mailed a link that will take you to the Hawk's Landing website where you could view the most recent newsletter. This electronic version will then take the place of the one you receive in the mail.

Hawk's Landing Neighborhood Directory

If you have not received a directory and would like one, please contact Julie Schmitt at 848-2032 or schmts6@yahoo.com. You may also get updated inserts by contacting Julie. The directories and updates are free.

What is Happening in the Neighborhood?

There have been a number of items that have come up this spring to try to help make the neighborhood look better. Here are just a few:

Lift station located at the corner of Hidden Hill and Shady Point will now be mowed by the Association to have the entrance on Hidden Hill more attractive. (This lift station will be relocated to the west of the subdivision in about one year – and maintenance may no longer be required by the association.)

Unkempt lawns – The association is doing everything it can to keep vacant lots and homeowners lawns mowed. Unfortunately, due to trespassing concerns the association cannot do anything more than file the complaints with the city of Madison. The more people that lodge a complaint with the city, the more likely something will be done. The website to lodge a complaint is <http://cityofmadison.com/BI/propMain.html>.

Will the trees on the island at the top of Midtown and Hawk's Landing Circle be replaced? The Association has been in contact with a number of people at the city of Madison and is pursuing the replacement of these trees whether it be through the city or paid for by the insurance company of the vehicle that caused the accident.

Hawk Examiner–Neighborhood Communication

This communication has nothing to do with Hawk's Landing Homeowners Association and the Association does not endorse this newsletter or share any information with the company that is putting this newsletter together.

Hawk's Landing Events Committee

If anyone is interested in helping plan events, such as a Halloween event for kids, progressive dinners, an Adult Holiday party or any other events please contact either Gail Schomisch at busninc@charter.net or at 608-827-8898 or Candace Bangarter at cmbangarter@yahoo.com or at 848-9534.

Hawk's Landing HA Website

Have you been using the Hawk's Landing Homeowners Association Website? If you are looking for up to date financial information as well as how to get your mailbox replaced or copies of the most recent newsletters you can go to the HLHA's website at www.hawkslandingha.com

Door to Door Solicitors

Along with nice weather, we see an increase in solicitors going house to house for various reasons. These solicitors can be lawn maintenance people to kids soliciting money for a charity.

Anyone soliciting is required to be have a solicitors permit. Madison Ordinance 9.14 (1) reads: "Permit Required: No person shall travel from house to house for the purpose of soliciting contributions for any cause from the occupants thereof, or to canvass for orders for goods, wares, merchandise, or services of any character or description, or for the purposes of offering to give or to furnish any goods, wares, merchandise, or services to any such occupant or to induce or invite such orders, without having first applied for and received from the City Clerk a Solicitors Permit."

Every neighbor should ask any person who comes to their door soliciting or selling if they have a permit. Hopefully, this will decrease the amount of solicitors we have in our neighborhood.

Reminder of Covenants Particularly 5.03

5.03 Vehicles Parking of service vehicles owned or operated by residents of Lots is prohibited unless such vehicles are kept in garages. The parking of boats, travel trailers, mobile homes, campers and other recreational vehicles is prohibited unless kept inside garages. This shall not prohibit the temporary parking of such vehicles described in the preceding sentence for the purpose of loading or unloading for a period not to exceed forty-eight (48) hours. No cars or other vehicles shall be parked on lawns or yards at any time.

Dues Update

The HLHA has a lien on a property on Waterbend for failing to pay homeowners dues. The association did have another lien on a property but that amount has been satisfied. As a reminder, if dues are not paid on time the association can and does file a lien on the property and the Association is entitled to the attorneys fees that are incurred with filing the lien.

As a reminder.....

Please remember to pick up after your dogs and be aware of your dog barking out in your yard, particularly late at night or early in the morning. We have received a few complaints regarding this and we are encouraging neighbors to contact the police.

Sincerely,

Hawk's Landing Homeowners Association Board
Rich Williams, President
Jim Neustadt, Vice President
Peter T. Sorce, Treasurer