



HOMEOWNERS ASSOCIATION

Top 10 Reasons to live in Pinebrook!

There are countless reasons to love living in Pinebrook! It's hard to list just 10 - but it's a good place to start ... on with the list.

#10 The Pinebrook Homeowners Association (yes, really). For \$300 per year (\$25 a month) The PHOA develops and maintains many of the OTHER reasons that make living in this community *AMAZING!*

#9 The Ecker Hill Park and Tennis Court. Bring out your sled in the winter and your tennis racket in the summer.

#8 The Pinebrook Master Association Park, Pavilion, and Field. It's ageless, right! We all enjoy it, especially on a sunny day!

#7 The new Stagecoach Pickleball and Basketball Courts. What? You haven't heard of pickleball? Go check it out!

#6 The Mountains. That's likely what brought you here in the first place.

#5 Clean Air. Can't get that in the valley during the winter.

#4 Wildlife. People have to go to national parks to see what we have in our backyards!

#3 The Best Water in the Region. Let's keep it that way!

#2 Private Trails and Open Space. A treasure in and of itself. With connections to the Mid-Mountain trail, you're set for an unrivaled and challenging experience in nature.

And the #1 reason to live in Pinebrook is The Community. As said by Jacob Rees-Mogg - "People coming together as a community can make things happen."

What do you love about Pinebrook? Post or tweet *your* top 10!

Only YOU Can Prevent Dog Piles



We've all seen it, smelled it, and likely stepped in it at least once. The Pinebrook Master Association has generously provided bags for you to use when on our trails or in our parks. Be courteous and clean up after your dog. On the topic of poop bags - thank you for cleaning up your dog crap so someone else won't step in it ... but while you're at it, take the bag with you and dispose of it properly, don't leave it for someone else to do (EEW!).

Remember, our drinking water comes from groundwater sources, right below where your dog just crapped (double EEW!).

**Don't be a
CRAPPY NEIGHBOR!
Clean up after your pets.**

**SPRING
CLEANUP MAY
28 - JUNE 5**

Along with the Spring Cleanup, Drew Bedford has organized a **Road & Trail Garbage Pick-up Day on Saturday the 28th at 9am**. Meet at the Pinebrook Park Pavilion, where a team will hand out garbage bags and street assignments. We'll spread out to pick up trash along the roads and culverts. Gorgoza will be furnishing a truck to gather what gets bagged. Bring your enthusiasm & your work gloves for this fantastic community service opportunity!

The dumpsters will be in their usual location in the parking lot of Pinebrook Park from May 28th until June 5th.

Clear trees and any dry material from around your property.

Use common sense and follow these guidelines when using our community dumpsters.

- Do not dispose of hazardous, toxic, or combustible chemicals (including paint, stain, fuel, oil propane tanks, ammunition, batteries, etc.)
- Do not dispose of construction waste and debris, tires, or car batteries.
- Please do not leave anything on the ground around the dumpsters.

The HOA will provide wood chipping services this year for brush, small limbs, and trees.

It is our privilege to offer this service to our community. Your cooperation is appreciated. If you have any questions please contact us via the **Contact Us** page on the website.



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Trail Courtesy

A few reminders about the private trail system in Pinebrook & the trails throughout the basin:

- Share the trail - know the rules.
- Keep your dog on leash where required (it **is** required in Pinebrook)
- Pick up & dispose of your dog(s) waste.
- Stay on the trails to protect nature.
- See Basin Recreation's web site for additional information on trail etiquette:

[basinrecreation.org/
trails_etiquette.html#top](http://basinrecreation.org/trails_etiquette.html#top)

Annual Summer Party!

The PHOA Summer Party will be held at the **Pinebrook Master Association Park** on **Saturday August 13 starting at 5:00 pm.** This will be the only mailed notification so add it your calendars now and plan to come enjoy food and fun with your neighbors! More information will be provided on the web site and on social media as the date approaches.

Pinebrook Rec. Center

The bid has come in for the project at \$1.5 million dollars. Committees are busy working on potential Recreation Center & Pool Rules, what the operating costs will be, and more.

For more information, please go to:
<http://pool4pinebrook.weebly.com/>



Nightly Rentals

VRBO, HomeAway, AirBNB and other vacation rental services have become popular options for homeowners to generate income from their resort-community properties. **However, nightly rentals are a violation of the Pinebrook CC&R's and are prohibited by Article 8 of Summit County Ordinance 191-B.** The Association actively monitors for nightly rental properties and will vigorously pursue legal remedies as allowed by the Association's governing documents.

www.pbhoa.org ❖ www.facebook.com/pinebrookpc ❖ twitter.com/Pinebr00k ❖ pinebrookparkcity.nextdoor.com

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