

March 13, 2012

Dear Member:

It is renewal time for the Association dues again. Please make out the enclosed Membership Form and mail back with your check in the enclosed envelope. Also, please make sure that you include your email address so that you can receive timely updates on events in the community.

If you are aware of any neighbors who are not members, please recruit them to join as well and give them a copy of the Membership Form. Thanks!

News:

Homewood Mountain Resort

As reported in the Dec. 16, 2011 Newsletter, both Placer County and TRPA have approved the new development at the ski area. Since that time, a lawsuit has been filed which questions the adequacy of the environmental evaluations that were done in support of the development. It will take as much as a year for the courts to decide the issues. Construction was not scheduled to start before 2014 regardless of the lawsuit.

Buoy Applications and the Shorezone Ordinance:

It was reported last year that we have received APN #s from Placer County for our Beach Parcels. As reported in the Dec. 16, 2011 Newsletter, Curt Sproul has been working with us and Placer County to achieve an agreement that would help us with TRPA's recognition of our littoral rights, both for the HHOA beach parcels and the lakefront owners. This process is in the final stages of completion. We understand that TRPA will not be issuing any buoy permits and will not be doing any buoy enforcement until the Shorezone Ordinance has been revised.

The Villas:

The developer who purchased 3 of the lakefront lots directly across from the ski area is in the final stages of obtaining the appropriate permits for selling the 6 houses on the 3 lots as single family units. This is a change from Nate Topol's permit that allowed the 6 houses to be sold as 24 fractional ownerships. Two of the lots now have foundations for two houses on each lot and one lot has a finished house plus one shell. A recent meeting with the developer has assured us that he will provide the HHOA with the \$50k that is remaining to be paid on the grant from Nate Topol. Your board feels that this change is an improvement for the community and has agreed to support the developer in his request for the permit change.

Association Website:

The Association website (www.homewoodhoa.com) contains a copy of the bylaws, newsletters, and the minutes of past board and membership meetings. We will be posting drafts of the minutes fairly soon after the meetings for your review while they are fresh. Those minutes will then be formally approved at subsequent meetings and the drafts replaced with the final versions.

Clean-up weekend and Summer Party:

The dumpsters are tentatively scheduled to be in place from June 21 to 25 in the same locations as last summer. We have also tentatively scheduled the party to be at 4pm on Saturday, July 7. We will confirm and give more details in a subsequent Newsletter.

Sincerely,



Dave Powell
President