



Summary of Surprise Valley HOA Activities – 2018

- 1) **Self-Managed HOA Operating Structure** – All operating and administrative functions are managed by the SVHOA Board and Surprise Valley neighborhood manager. The operating structure has reduced operating costs and has improved service to homeowners.
- 2) **Surprise Valley web site debut** – The SV web site has greater functionality and includes the ability to reserve the Farmhouse online, request Architectural review approval, communicate directly with the neighborhood manager or the members of the SVHOA board and access SVHOA documents. In 2018 the website had over 3,000 visits. www.surprisevalleyhoa.com
- 3) **Farmhouse Improvements** –
 - a. Two additional sun shade pergolas were installed at the Farmhouse pool.
 - b. The Farmhouse interior received a new coat of paint, as did the wood furniture and kitchen area.
 - c. Expanded the office area of the Farmhouse including a storage closet.
 - d. Installed ADA compliant bathroom fixtures at the Farmhouse and Fitness Room.
- 4) **Swimming Pools** -
 - a. Heaters were updated at both pool locations.
 - b. Security cameras were installed at the Farmhouse and Satellite pools in an effort to reduce vandalism.
- 5) **Community Gardens**
 - a. Funding was provided to construct raised planning beds.
- 6) **Landscape Activities** –
 - a. Upgraded Highway 21 and Surprise Way as well as Amity and Surprise Way entrances. Removed the "Juniper Wall" at Amity, added new plantings and energy efficient LED lighting at both sites.
 - b. Removed dead plantings and rebuilt and replanted landscape beds on East and West sides of Farmhouse Place.

- c. Trimmed up numerous trees and overgrowth throughout the neighborhood with emphasis on common area draw parks.
- d. Expanded relationships with Idaho Fish and Game, Idaho Department of Agriculture, Boise Fire, Boise Fire Rehab and the BLM, all of whom have been helpful in our firebreak efforts.
- e. During the Thanksgiving Holiday which coincided with precipitation, the reseeding of the firebreak from Phase 1 area with bunch grass was completed.
- f. Completed Phase 2 of North Rim firebreak this summer which entailed thinning and limbing up the large sage and other fire fuel.
- g. Worked with the BLM to plant 9000 Kochia seedlings at Canyon Point firebreak this fall.
- h. Cleaned, cleared and recut many of the walking/hiking paths and trails and laid new gravel.
- i. Backfilled all the Armstrong Maples along Surprise Way to better protect the road structures.
- j. Entryway and Mailbox lighting was upgraded at Canyon Point and Highway 21.

7) Neighborhood Statistics for 2018

- a. The Farmhouse was utilized over 100 days. This included 76 Homeowner event rentals.
- b. SV Homeowners submitted over 80 Architectural Review Applications to upgrade and refresh their property.
- c. Over 30,000 mutt mitts distributed and used by SV pet owners.
- d. 23 Homes were sold last year in SV.