

**M**ount  
**R**oyal  
**P**roperties, Inc.

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*Homeowner Association Newsletter*

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**Reminder to check the roofs**

Spring is, once again, right around the corner, bringing with it freeze/thaw and erratic weather conditions. Please be aware of possible leaks and complete periodic checks of your ceilings where the roof valleys, seams, or vent covers may present a problem.

**Spring Cleaning**

The joy of emerging from your home after the winter months can quickly be negated when you see the things in need of cleaning or repair. If you are feeling overwhelmed, please contact Bob Towne to schedule any cleaning, or a list of his preferred vendor names and numbers. Bob Towne may be reached at 970-418-0591.

**Pet Waste**

As we head into spring and the snow pack begins to melt pet waste becomes extremely obvious. Not all of us have been good at picking up our dog's waste in the winter months. Please be diligent in picking up your pet's waste to be respectful to your fellow residents and maintain the health of the neighborhood.

**Safety!!**

Spring forward!! Have you checked your carbon monoxide detector and smoke detector yet this spring? Are your detectors approved for high altitude? It's time to change the batteries! Please let the management know if you require any assistance and we will be happy to help in keeping a safe environment for you.

**Earth Day Action Fair**

Join environmental organizations, green businesses, and artists for this annual fair. Workshops, demonstrations, and booths will highlight simple and effective actions you can take to celebrate Earth Day every day. This year we'll have live music, snacks, and a cash bar. It's an Earth Day celebration that you won't want to miss! Thursday, April 22 - 6pm to 9:30pm at the Silverthorne Pavilion.

For more information please go to [http://www.highcountryconservation.org/earth\\_day\\_fair.htm](http://www.highcountryconservation.org/earth_day_fair.htm).

**Summit County Events**

Looking for upcoming events in Summit County? Try these websites:

<http://www.allsummitcounty.com/events/>

<http://www.summitguidebook.com/calendar.html>

<http://www.summitdaily.com/>

Community associations exist because they offer choices, lifestyles, amenities and efficiencies that people value. More than a destination at the end of the day, a community is a place you want to call home and where you feel at home. There is a difference between living in a community and being part of that community. Being part of a community means sharing with your neighbors a common desire to promote harmony and contentment. It is Mount Royal Properties goal to proactively guide the HOA on the improvements to maintain the property values of the Association and the quality of life for owners.

**Happy Spring!!!**

*In the event of an emergency contact  
Bob Towne...970-418-0591!!*