

PEPPER HILLS HOA NEWSLETTER

December 2023

It's that time!



Upcoming Events

December 22nd
Dusk to 10 p.m.
Decoration Contest

Holiday Decorations Contest

Pepper Hills HOA is holding its annual Holiday Decoration Contest to recognize residents for an outstanding job of decorating their homes for everyone to enjoy.

Any residential property within the Pepper Hills subdivision is eligible for the Holiday Decorating Contest. Decorations must be completed for judging on Friday, December 22nd, so all holiday lights need to be on from dusk until 10 p.m. that day to be eligible and to be included in the judging for the contest.

Judging will be based on the following criteria:

CURB APPEAL: Overall look. Does it make you say "Wow!"?

THEME: Does it have a singular theme?
examples: Winter Wonderland, Rudolph, etc.

UNIFORMITY OF COLOR: Use of color appears planned out and thoughtful?

NEATNESS and ALIGNMENT: Aesthetically pleasing with a clean look.

ORGANIZATION OF LAWN ORNAMENTS: General placement and overall arrangement.

PLEASE NOTE: *This award program focuses on the front yards/roof only.*

CONTACT

Phone: (208) 994-6164

Email Contacts:

General:

pepperhillsboise@gmail.com

Architectural Review Committee:

pepperhillsarc@gmail.com

Accounting & Billing:

pepperhillsaccting@gmail.com

Mailing Address:

10400 W. Overland Rd., PMB 201
Boise, ID 83709

Web Access www.payHOA.com

The homeowner portal is only accessible by invite, so if you need access and are not already registered please contact the board to request a sign-on invite.

The PayHOA portal allows you to check your account details, submit ARC requests, inquiries, report concerns, view violations, receive electronic (email) letters and announcement and notifications, access documents like meeting minutes and CC&R's, view and post to community bulletin boards and access the Pepper Hills HOA website.

We will be awarding 1st, 2nd, 3rd, and Honorable Mention. The winning homes will have a sign placed in their yard stating their award, recognition in the newsletter and will receive:

\$100 gift card for 1st place

\$50 for 2nd place

\$25 for 3rd place

If you win, we would also like to get a picture of you at your home for the newsletter, if you are available.

Happy Holidays from your Pepper Hills HOA Board!



HOA Pepper Hills

Board Members: **President – Ron Pedro**
 Treasurer – Julee Hicks
 Secretary – Carrie Fischer
 Vice Pres – Charissa Pedro
 Water Master – Dan Olson
 Member at Large – Peter Snider
 Member at Large – Diane Griffitts



Pepper Hills Homeowners' Association
10400 W. Overland Rd.
PMB 201
Boise, ID 83709

Prsrt Std
US Postage
PAID
Boise, ID
Permit #679



DUES NEWS!

As the new year approaches it is time to start thinking about paying annual homeowners dues for the year 2024. Please note that your HOA President made it his mission to reduce your dues owed for the upcoming year and we are happy to announce that dues will be going down, landing even a little lower than they were before the last increase. So this year, dues per property will be \$310.

In addition, the board heard your feedback that the January 31st due date implemented by Sentry last year was unfavorable for most and burdensome for many, so we have restored the due date back to March 31st this year. We hope that this is welcome news to all our neighbors!

If you are having financial difficulties, please contact the board to discuss possible solutions. We are here to help homeowners any way that we can.