

Dear Tahoe Tyrol Homeowners:

Please find following news and information regarding our community & HOA for July 2024. We hope that everyone has been enjoying their summer!

The first piece of business will be the HOA Elections for three (3) open Board positions, along with our Annual Meeting and HOA BBQ for **Sunday October 6th, 2024**. You should have by now received a “self-nomination” form from Bellwether, our Elections Inspector. If you are interested in serving on the HOA Board, please submit your intention to run in the election by returning the self-nomination form by the date specified in the notice. We would normally only have two (2) open board positions for 2024, but due to an administrative error in October of 2022 – that election was delayed by 6 months until April 2023. Rather than having two elections in the same year (2023), the board voted to get back on track in 2024 by combining the single position due for October 2023 into the October 2024 Election. Two of the open Board positions will be for a term of 3 years, and the other position will be for a term of 2 years. The two candidates receiving the highest number of votes will take the 2 positions with 3-year terms. The third-place candidate will take the remaining position with a 2-year term.

Ballots will be opened, certified, and tallied as part of the Tahoe Tyrol HOA Annual Meeting on **Sunday October 6th 2024 @12:30pm** (@ the Clubhouse). The officer assignments (President/Vice President/Secretary/Treasurer) will be voted upon by the newly elected HOA Board of Directors directly afterwards, And finally – at **@1pm** will be the official start of our Annual Potluck / BBQ (Oktoberfest Themed). We hope to see you there!

The other news is regarding pool/spa/clubhouse security. As many of you are aware, we have been combating non-residents using our facilities, often after hours using duplicate keys. This has on several occasions led to damage of our common facilities. To address this, the Board of Directors voted to approve an internet solution at the clubhouse, which has been connected to the existing SWANN Security Cameras. Southshore Security monitors the cameras (via SWANN Security APP) from 9pm to 6am each night and takes action to remove anyone in the pool area after closing at 9pm. Funding was obtained by changing from a day time in-person guard, to a night time team of guards monitoring our cameras remotely (at significant savings). Given our close-knit community, outsiders are generally identified in daytime hours by our residents, or by the Board of Directors randomly stopping in to check pool passes. This effort has so far been extremely effective at stopping unauthorized use. Please remember, Pool/Spa/Clubhouse open hours are from **9am - 9pm** daily.

We are additionally working to install a FOB Card Reader access system to the main gate entrance and the lower clubhouse door into bathrooms/sauna. This will replace the outdated system of pool keys & passes, and instead all homeowners will be issued a FOB Card to access the Pool/Spa/Clubhouse area. All entry to our common facilities will be logged in this manner enhancing security. We are hoping to have this in place by the end of 2024. More information on this subject will be provided as it becomes available.

As many of you may have seen, the SLT fire department recently started performing defensible space inspections throughout South Lake Tahoe – including Tahoe Tyrol. While we were not aware this was going to happen, our community efforts to create defensible space really paid off. The inspectors

indicated that our neighborhood was one of the best in all of South Lake Tahoe with regards to Defensible space. A big thank you to all of you who were out there this spring and early summer raking up pine needles and pine cones – it made a difference. For those of you that did receive a notice from SLT Fire – you should have received an “authorization to proceed” notice from Helsing where **advanced authorization** was provided to correct “Defensible Space Issues” without an Architectural Request Form. This one-time waiver was extended with the following conditions:

1. Owner must notify Management upon receipt of Defensible Space Report/Notice issued by the SLT Fire Dept within three (3) days by providing a copy of the notice to:
tahoetyrol@helsing.com
2. Owner must notify Management when work begins and again at completion.
3. Owner may not make any unrequested changes without ACC Approval that would alter the architectural design, slope, drainage or topography of the Lot.

And finally, we wanted to remind all residents of the current fire restrictions in South Lake Tahoe. **As of June 17th – the SLT Fire department banned all use of CHARCOAL BBQs.** Natural GAS, Propane, or Pellet BBQs are allowed, **EXCEPT on RED FLAG DAYS.** When the National Weather Service issues a RED FLAG warning for South Lake Tahoe, **NO OPEN FLAMES of any kind are allowed** (this includes Propane, Natural GAS, and Pellets). **No Barbequing of any kind is allowed on RED FLAG days.** We appreciate your efforts to keep us all safe.

With Kindest Regards,

Your Tahoe Tyrol HOA Board of Directors

Gregory Kling – President

Kate Carson – Vice President

Jerry Mitchell – Secretary

Peter Donnelly – Treasurer

Chris Grillone – Member At Large