



SMOKY HILL NEWSLETTER

From the Smoky Hill HOA Board of Directors

September 15, 2023

Hello Neighbors,

Starting on September 1, 2023, Smoky Hill 400 is now being managed by KC & Associates, LLC. Our Community Manager is Kevin Christensen (Kevin.Christensen@kchoa.com). A welcome letter was sent out to the neighborhood that explains how to sign up for the new portal through www.kchoa.com. Our President, Craig Maroney, also included information on the HOA having to start imposing fines for covenant violations. The Fine Policy has not been finalized but the proposed policy is:

- When a violation occurs, the management company will send a **Courtesy Letter** giving the homeowner **15 days** to fix the violation.
- If the violation is not fixed, a **Warning Letter** will be sent giving another **15 days** to fix the violation.
- The final letter is a **Violation Letter** that will be sent via certified mail and fine the homeowner **\$50**. After 30 days, if the violation is still not fixed, the fine will raise by \$25 every 30 days.

We are looking for nominations for the most improved yard! This October, we are recognizing one of our diligent neighbors for their remarkable yard improvement efforts. Please send nominations (with before and after photos) to the Social Committee at events@smokyhillhoa.net.

Upcoming Events

- October Monthly Board Meeting - 10/9 at 6:30pm at the Clubhouse
- Halloween Parade - 10/31 (Time and Location TBD)

CenCON Update (www.cencon.net)

- Used Book Sale at Koelbel Library - 9/14-17
- The 18th Judicial District Citizens' Academy - 9/14 - 10/26
- Chalk Art Festival - 9/16
- Art Exhibit and Reception with Jayme H. Mansfield - 9/21
- City of Centennial Candidates Forum - 9/25
- '90s Nostalgia Night - 10/6
- How to Get Published: A Beginner's Guide - 10/7
- Sheriff's Citizens' Academy - 10/3-28
- Sip in Centennial - 10/21
- For more Information and Details: Check the [CenCON Minutes](#)