

**BROADMOORE ESTATES HOMEOWNERS' ASSOCIATION INC.**

# BROADMOORE ESTATES NEWSLETTER



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## *Yard Care Tips*

**Lawn** - Aerating your lawn before it gets too hot encourages strong roots and helps prevent soil compaction.

Don't remove more than a third of the grass' height in one mowing. Removing too much at once can stress the grass.

Your lawn should be no more than 6" tall and be more grass than weeds. Treat moss and mushrooms before they get out of control!

**Trees** - Late winter to early spring is the preferred time to prune for most coniferous trees (including fir, pine, spruce and larch). Do not prune live branches during the growing season - late spring through summer. When pruning, *do not* top trees. Topping is the removal of all braches above an arbitrary height, leaving unnatural grotesque stubs. This opens the tree to internal decay, disease, or damaging insects; it also removes the most productive portion of the crown of the tree. If the tree is too large to fit the space, it should be removed and replaced with a smaller species.

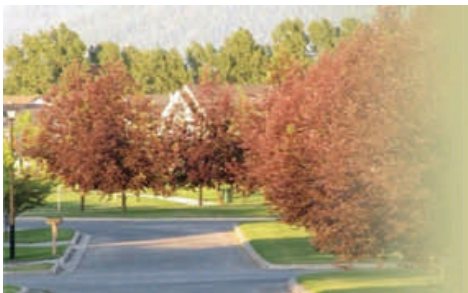
Some trees send out roots that invade other yards or create new trees where they may not be wanted. Please avoid Poplar, Locust, Aspen and Cottonwood trees.



**We are on the web at**  
**[www.broadmoorehoa.com](http://www.broadmoorehoa.com)**  
**Check us out...**  
**be informed!**

## *Volunteers Needed*

Serve your community and help keep Broadmoore beautiful and well managed. We need volunteers for Board of Director and Committee positions. If you are interested, please contact HOA Administration at 208-765-5600 or email [admin@broadmoorehoa.com](mailto:admin@broadmoorehoa.com)



## *Annual Broadmoore Yard Sale*

The Broadmoore Estates Annual Yard Sale is right around the corner! Mark your calendar for June 16th and 17th, from 8:00am to 1:00pm. Sign-up sheet is on page 4 of this newsletter, or online at [www.broadmoorehoa.com](http://www.broadmoorehoa.com).





## Upcoming Events

**Memorial Day Ceremony: May 29<sup>th</sup>**

**Annual Garage Sale: June 16<sup>th</sup> & 17<sup>th</sup>**

**Hayden Bike Rodeo: June 19<sup>th</sup>**

**Thursday Nights in the Park** (except July 27) -

**Hayden Concert Series: June 29<sup>th</sup> - Aug 17<sup>th</sup>**

**Hayden Days & Parade: July 28<sup>th</sup> & 29<sup>th</sup>**

**Hayden Triathlon: July 8<sup>th</sup>**

**National Night Out: Aug 1<sup>st</sup>**

**Thursday Nights in the Park Finale -**

**“Movie-in-the-Park”, Movie TBD: Aug 24<sup>th</sup>**

**Annual Broadmoore Picnic: August 26<sup>th</sup>**

**Broadmoore HOA Annual Meeting: October 3<sup>rd</sup>**

*All residents are welcome to attend*



Items in bold are city events. See [www.cityofhaydenid.us](http://www.cityofhaydenid.us) for more details.



## Cheesy Spinach Roll-ups

10 oz frozen spinach, thawed & drained

½ cup shredded mozzarella cheese

½ cup grated parmesan cheese

¼ cup cream cheese, softened

1 egg, separated

1 8 oz can crescent rolls

Preheat oven to 375 degrees.

Combine spinach, cheeses and egg yolk in a medium bowl.

Lay each crescent roll triangle onto a baking sheet. Place a spoonful of the cheese mixture onto it and roll up. Brush tops with egg white and bake 14-16 minutes. Serve warm.



### Submit your recipe

We hope to spotlight a few recipes every issue.

If you have a family recipe that earns rave reviews whenever you take it to a BBQ, potluck or party...we want to hear about it!

Submit a recipe with detailed instructions (and permission to use your name, or not) to [admin@broadmoorehoa.com](mailto:admin@broadmoorehoa.com).

# Hayden Parking Restrictions

The following are highlights of parking ordinances for the City of Hayden.

## City of Hayden, Parking Regulations, section 6.3.1.

### D. Parking Regulations Generally:

1. **No person shall stop, stand or park a vehicle**, except when necessary to avoid conflict with other traffic or comply with law or the directions of a police officer or traffic control device, in any of the following circumstances:
  - b. **On a public sidewalk**, pedestrian path, bicycle path or similar non-vehicular right of way;
    - i. In the opposite direction of the authorized traffic movement;
2. **No vehicle shall be parked at the same location on any public street or alley in the city continuously for more than forty eight (48) hours.**

E. Major Recreational Equipment: **No person shall park or store major recreational equipment on any public right of way for a period to exceed twenty four (24) hours.** For the purposes of this section "major recreational equipment" is defined as including, but not limited to, boats and boat trailers, pickup campers or coaches (designed to be mounted on automotive vehicles), motorized dwellings, tent trailers, trailers, and the like, and cases or boxes used for transporting recreational equipment, whether occupied by such equipment or not.

For an expedited solution, violations on public streets should be reported to the City of Hayden or Kootenai County Sheriff, *not the HOA*.

A full copy is available here: [www.sterlingcodifiers.com/codebook/index.php?book\\_id=310](http://www.sterlingcodifiers.com/codebook/index.php?book_id=310)

## Board & Committees



### Board of Directors:

- |                             |                               |
|-----------------------------|-------------------------------|
| Eric Schoutens, President   | Christian McClimans, Director |
| Barb Baker, Vice President  | Judy Cooper, Director         |
| Tricia Schoutens, Secretary | Angela McClimans, Director    |
| Dale Hedman, Director       |                               |

Participate in committees that strive to keep Broadmoore safe and beautiful, including:

- Neighborhood
- Communication
- CC&R
- Architectural Review

Contact the HOA Administration for more details, or attend one of the bi-monthly Board meetings.

### BROADMOORE ESTATES HOMEOWNERS' ASSOCIATION INC.

c/o HOA Administration, LLC  
21 W Commerce Drive, Unit E  
Hayden, ID 83835

Phone: 208-765-5600  
Fax: 208-667-7933

E-mail: [heather@rentalpropcda.com](mailto:heather@rentalpropcda.com)

Regular meetings of the Board of Directors are held on the first Tuesday of each even numbered month at 6:30pm at the City of Hayden Public Library. The next meeting will be Tuesday, June 6, 2017. Approved meeting minutes are posted on the website [www.broadmoorehoa.com](http://www.broadmoorehoa.com). All association members are welcome to attend; however, space is limited. Please notify HOA Administration at 765-5600 of your intention to attend and the topic you wish to discuss.

# Tips & Reminders

- New storage sheds/shops require approval prior to construction. They must match the house in color and have a matching composite roof. There is to be no metal construction. You must also adhere to the city of Hayden setback and open space requirements. Email or drop off a rough sketch (hand drawn is fine!) of your property with description to HOA Administration.
- The sidewalk portion of your driveway is public right-of-way. Be respectful of walkers and bicyclists by not blocking their path with a vehicle or trailer.
- When walking your dogs in Broadmoore Estates, please have them on a leash (city ordinance 4-3-10(B) ) and pick up their “gifts” (that’s just being a good neighbor!). Dogs are NOT allowed in the city park.
- The CC&R’s require that your trash and recycle containers are out of sight. If you don’t have a fence, they must be in your garage or at the rear of your home.



## 2017 Yard Sale sign-up form

Name \_\_\_\_\_ (will not be published)

Address \_\_\_\_\_ (will not be published)

Please plan to be open from 8:00 am to at least 1:00 pm each day that you participate.

I will be open:       Friday Only       Saturday Only       Friday & Saturday

Please select the items you will be offering for sale:

- Clothing for:     Infants     Toddlers     Kids     Women     Men
- Movies     Music     Electronics     Video Games     Books
- Collectibles (sports)     Collectibles     Toys     Games     Antiques
- Art / Décor     Garden Tools     Furniture     Cookware     Tools
- Seasonal / Holiday Décor     Other \_\_\_\_\_

There is a \$3.00 fee for advertising & signage. Call Eric at 208-819-8595 for pick-up of form & fee.

*Please respond by June 9<sup>th</sup>!*

**June 16<sup>th</sup> & 17<sup>th</sup> from 8:00 am to 1:00 pm (or later)**