



2025 Spring/Summer Newsletter

Neighborhood Garage Sale Saturday May 17th from 9am-3pm



Somerset Hills HOA 48th Annual Garage Sale is coming up soon! The sale will take place on May 17th from 9am to 3pm, and includes any homes on Wilshire Lane, Windsor Circle, Wilshire Drive and Chaucer Court.

You've done the hard work of spring cleaning, now it's time to be rewarded; simply arrange your items in your driveway or yard by 9:00 a.m. and begin selling. You keep all your proceeds! The HOA provides advertising (in the Register Guard and on Craig's List) and will have signs posted around the neighborhood. Last year we had quite a bit of traffic; this year we could see our best attendance yet!

If you do plan to participate, please let Board member Nola Colvin know (541-915-1480) before May 15th to assure that signs placed near your home. Plan to join in the fun either as a seller or as a treasure hunter!

2025 HOA Dues

Thank you to all of the HOA members who have submitted their 2025 HOA dues on time. Our dues this year are \$61.19, plus a \$25.00 late fee if you have not already paid, making the payment \$86.19. Payments can be sent to our Post Office address at **Somerset Hills HOA P.O.Box 24836, Eugene OR 97402**, and made payable to **Somerset Hills HOA 1 & 2**. If you wish to not write a check you can use bill pay through your bank. Please note: if you use bill pay, include your name and address so we can properly update our records.

If you have not already paid, consider this your reminder.

Welcome, Neighbor!

Are you new to our neighborhood? We're glad you're here! Check our website at www.somersethillshoa.org and view our 'New Homeowner' section for information about our HOA, our neighbors, our city, our county, and more!



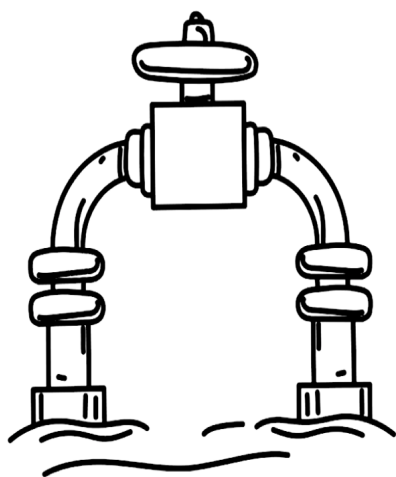
Common Area Maintenance

Our 2025 first-Saturday-of-the-month work parties began in March and will extend through October. Volunteers meet from 10:00 until noon to address many ongoing issues in our common areas. The focus of this year's work parties has vastly changed from the ongoing clean-up of downed trees needed after the January 2024 storm. We still need to collect some fallen branches and debris, but the task is minor compared to 2024. Weeds and blackberries are the targets for this year. Shiny geranium has covered many areas and will choke out desirable plants if not pulled. Blackberries are taking over much of the greenway between Brittany and Wilshire Lane. Help is needed. So far our participants have been few, with just three in March and five in April. You are always welcome to join the team during first Saturday events. Please arrive at 10:00 at the pathway close to Brittany and Windsor Circle East. If not available on Saturdays, you can help by stopping by anytime to pull weeds (make sure they're weeds!) and leave them in a pile in the greenway.



Know Your Home!

Likely many of you have received recent mailings offering you “home insurance” to cover various repair and maintenance expenses, most especially your home’s water line connection to the main line along the street. While such insurance is not necessary (or even recommended), this IS a great time to make sure you are up-to-date on your familiarity with, and cut-offs for, utility access. Be sure you know the location and function of your electrical breakers, the location of your water cut-off valve, and, if you have them, the cut-off valve for your gas line and the junction box for your phone/internet connections. Familiarity with these access points can save time and money in a moment of crisis or natural disaster. If you’re not sure where to look, or have other questions, your utility provider can be a great resource.



Rats.

Rats have unfortunately become a chronic problem in our neighborhood and surrounding region over recent years, due to a variety of factors. The City of Eugene website has a great offering of information (URL below) to help control neighborhood rat populations.

Signs of a rat presence in your home include black droppings, the size and shape of grains of rice or larger (mouse droppings are typically smaller but similar). You might also hear rat squeaking, hissing, chattering noises, or scrabbling in attic spaces and in walls. Chewed up material (drywall, insulation, cardboard) is a typical sign, and of course if you see a small dark shape moving unexpectedly in the corner of your eye... Do your part! It takes a concerted and cooperative effort to discourage rats (make sure compost bins and bird feeders are rat-proof, for example).



City of Eugene - Tips to Help Prevent Rats:
<https://eugene-or.gov/3943/rat-education-materials>

Annual Meeting Summary

On January 21st, 2025, we held our annual homeowners meeting at the Living Hope Church on 18th St. Several topics were discussed, including plans for various improvements and maintenance for our common areas, location options for future annual meetings, and voting on the proposed budget for the 2025 fiscal year. We also held elections for various HOA Board positions:

- President:** James Carwile (re-elected to 1-year term)
- Vice-President:** Jeromy Cilley (re-elected to 1-year term)
- Treasurer:** Michelle Manoly (re-elected to 1-year term)
- Secretary:** Norm Hartig (re-elected to 1-year term)
- At-Large:** Nola Colvin (re-elected to another 3-year term)

Our gratitude goes to Living Hope for hosting, and many thanks to those homeowners who attended the meeting. Minutes from the meeting, along with the 2025 budget, will be available on our HOA website (www.somersethilldshoa.org).

Celebrating our Board Members

Nola Colvin has been an avid and driving force on the board for a very long time. If you enjoy our green spaces, you have Nola to thank! She coordinates Work Party activities and is instrumental in keeping tabs on the neighborhood and work that needs to be completed. We are extremely fortunate and grateful to have a neighbor like Nola who ultimately looks after all of us and keeps things running smoothly. If you happen to bump into Nola walking her kid’s dogs (it’s hard to miss a great dane and a chihuahua walking together!), take a moment to thank her for her contributions to our neighborhood’s well-being. Thank you, Nola!



Board Contact Information

James Carwile, President: 541-228-5408
Jeromy Cilley, Vice President: 503-998-4422
Norm Hartig, Secretary: 458-205-1781
Michelle Manoly, Treasurer: 805-796-7184

Nola Colvin, Member-at-Large: 541-915-1480
Diana Lamboy, Member-at-Large: 760-224-3351
Lois Kent, Member-at-Large: 541-543-1114

The Board can also be contacted by mail at:
Somerset Hills HOA
P.O. Box 24836
Eugene OR 97402
or through our email address: somersethillshoa@gmail.com



Please read!
Important neighborhood news and information
HOA Spring/Summer 2025 Newsletter
Somerset Hills Neighbors

Community Reminders

- Neighborhood Speed Limit is 20 mph.
- RVs, trailers, and boats should not be parked in driveways or on the street.
- Garbage, yard debris & recycle bins need to be stored out of sight.
- Pick up after your pets and carry waste home.
- Yards are to be maintained in a nice, clean condition.