



In this issue:

Dixie Springs Park/Southern Parkway	1
HOA/CC&Rs vs Hurricane Ordinances	2
ACC Election	3
Utah 2020 Legislative Session	3-5
Calendar	6
Garage Sale/Fiduciary Duties	6
Activities/Lot Count	7
Section Captains/Community Fund/Vendors	8
Sand Hollow Events	9-10

May 2020

Dixie Springs Community Newsletter

www.dixiesprings.info

DIXIE SPRINGS PARK

The park is being updated with a splash pad and two pickle ball courts. The splash pad will include 2400 square feet of splash pad area. There will also be a separate lazy river that is almost 100 feet long that will have shaded picnic areas along it. The city anticipates the completion of the two pickle ball courts around the end of May 2020.

Splash pad rules:

- The water for the splash pad re-circulates so do not change diapers on or near the splash pads.
- Children who are not toilet trained must wear tightly fitted plastic pants and a swim diaper.
- No running or rough play is permitted.

- The splash pad area is designed for the water features and is not designed for the use of skateboards, rollerblades, bicycles and scooters. All are prohibited in the splash pad area.

- Picnic tables around the splash pad are for your use. No food or beverages are allowed on the splash pad area.

- Water balloons, balls and toys are many times fun things to play with while in the water, but refrain from using these things in the splash pad area.

- Glass containers of any kind are prohibited.

No animals of any kind are allowed in the Dixie Springs Park, except in the dog park area.

SOUTHERN PARKWAY

The work on the extension of the Southern Parkway has started. The road that goes around Sand Hollow is closed at Sand Hollow Road. The good news is the right turn from Sand Hollow Road onto SR7 will remain open during the construction. General info is available at www.udot.utah.gov/

HOA?

A number of candidates have been asked about an HOA in Dixie Springs.

First, the Dixie Springs ACC has nothing to do with establishing or not establishing an HOA in Dixie Springs.

The members of the ACC must do what is stated in the CC&RS—**no more and no less**. The CC&Rs can only be changed “by an instrument signed by not less than sixty percent (60%) of the Lot Owners”.

What is an HOA? A homeowners association (HOA) is an organization that makes and enforces rules and guidelines for a subdivision, planned community or condominium building.

Can you create an HOA? Occasionally a subdivision or planned development organizes an HOA retroactively, rather than creating one from the neighborhood's inception. Homeowners might want to enforce rules on existing

properties or band together to create and maintain shared playgrounds or green spaces. In this case, if you bought your home before the HOA formed, you cannot be forced to join. An HOA must exist before you purchase in order for membership to be required.

Can you be forced to join an HOA? If an HOA is already established in a community, you agree to join the HOA when you purchase a home or lot in the community. However, if you purchase a home or lot and an HOA is not in place, you cannot be forced to join an HOA at a later date. There are some HOAs where membership is optional.

A movement to create an HOA would come from a group of residents in one area or all of Dixie Springs. This group would likely bring a bunch of homeowners together to discuss the concept. Even if 99% of the people signed onto one, the remainder could not be forced to join.

CC&RS VS HURRICANE ORDINANCES

The election has brought up a number of questions that deal with CC&Rs vs City of Hurricane ordinances.

The ACC is concerned solely with what is stated in the CC&Rs. Once again, no more and no less. The City of Hurricane is only concerned with their ordinances and cannot enforce Dixie Springs CC&Rs.

Therefore, the ACC can only do what is defined in the CC&Rs.

Here are some examples of issues that need to be referred to the City of Hurricane and cannot be dealt with by the ACC:

1. Problems with short term rentals.
2. Parking trailers and other non-motorized vehicles in the street.
3. Cleaning up weeds on empty lots. (Also, going on empty lots for clean up is trespassing on private property).
4. Excessive noise.
5. Parking an operable car on the street for more than 2 days.

If there is an issue with something that is not in the CC&Rs, the resident needs to go to the City of Hurricane in order to get the issue resolved.

DIXIE SPRINGS ACC ELECTION

ACC Election Mailing

The mailing for the ACC election has gone to each lot owner in Dixie Springs the beginning of March. If you did not receive your mailing, or you have misplaced it, contact the ACC at acc@dixiespringsacc.org.

Each Lot Owner shall be entitled to one vote per Lot owned.

Fill out the Ballot sheet. The sheet must be completely filled out and signed in order to be valid. Your lot number(s) must be on the ballot.

Write in one to three names from the list of nominees in the "Election" page of the ACC web site. Please write clearly.

If you have any questions for the candidates, please send them to acc@dixiespringsacc.org. The responses will be posted on the "Election" page of the web site. Check that page for the latest questions and responses.

The votes must be received by 31 May 2020 to be valid. The vote is submitted one of two ways:

- By mail to Dixie Springs ACC, PO Box 358, Hurricane UT 84737
- Placed into the Dixie Springs ACC box at the corner of Wilson and Dixie Springs Drive that has been put there for ballots and nominees

The three people with the highest number of votes will be elected to the board. The results of the Election will be posted on the "Election" page of the ACC web site.

Ballots received any other way, including mailing to the ACC attorney, will be discarded.

If more than one ballot is received for the same lot number, and the correct ballot cannot be easily determined by looking for the original lot number label, neither ballot can be considered valid.

After the ballot due date, the ACC will get a number of people together to validate and count the ballots. Hopefully, by then, we will be able to get together in the same room. We will do this process as quickly as we can.

UTAH 2020 LEGISLATIVE SESSION HIGHLIGHTS

The 2020 legislative session passes 125 bills that have been signed by the governor. The details on each bill can be found at this web site:

<https://le.utah.gov/DynaBill/BillList?session=2020GS>

Tax reform

Have an issue where income tax can only be used for K12 and higher education. Everything else funded through sales tax. Income tax has been rising but sales taxes have not. The tax reform

bill was about lowering income tax and raising some sales tax, such as sales tax on food. A referendum forced the changes to go to the votes in November. The decision was made to repeal the bill.

Education funding

A change is going onto the November ballot to allow some of the income taxes to be used for funds to be used to fund services for children and people with disabilities, which are currently funded through the general fund, which is funded through sales tax.

UTAH 2020 LEGISLATIVE SESSION HIGHLIGHTS (CON'T)

Weighted pupil unit (WPU)

It is how the state determines how much appropriation is given to each district. The problem is the districts do not know how much money they will receive every year. The bill changed an increase in the percentage the amount can increase in one year from 5% to 6%. They are constrained by the budget in the amount they can distribute.

Vaping and e-cigarettes

The bills impose a 56% tax on e-cigarette and vaping products and move most flavors out of grocery and convenience stores and into licensed specialty tobacco stores. Those specialty stores must also ID people who shop there. The governor previously signed a bill that expands a school administration's ability to confiscate vape products and e-cigarettes found on minor students. Selling/distributing electronic cigarettes to persons under age 19 is prohibited. The minimum legal sales age will be increased to age 20 on July 1, 2020, and to age 21 as on July 1, 2021.

Proposition 4

The Proposition loosens the initiative's legal restrictions on the redistricting process, directing the commission to adopt its own rules for fair, nonpartisan voting maps and freeing lawmakers to disregard those maps if they choose. The commission will be composed of seven members appointed by the governor and legislative leaders and will formulate redistricting recommendations to share with the Utah Legislature following the decennial Census.

Senate Bill 102

Changes in how marriage and bigamy are dealt with in Utah. The bill reduces the crime of bigamy from a felony to an infraction. The interest in promoting the bill came from people for victim advocates. The threat of felony conviction being held over the victims kept crimes, usually assault crimes, kept crimes from being reported. Children that are running away from a threat of sexual assault did not want the threat of having their parents arrested.

COVID-19

The house and senate leadership have been on the phone constantly. Trying to determine the right line to walk to make sure people are practicing social distancing and not destroy the economy of the state. The state is putting together a recovery plan. They want to measure hospital admissions. They know 3 – 4 percent of the people that get the virus will have to be hospitalized. They are looking at the hospital capacities. Looking at how well they can detect the undetected. Trying on where people are picking up the virus so it can be attacked at that point. There are up to \$20K loans to businesses. Financially, there are limits to what the state can do because they cannot print money like the Federal Government can.

This is the biggest challenge the state has ever faced. There will be long lasting negative effects on the economy. There is no a one-size-fits-all solution. The effects on rural areas are very different than in the larger cities and towns. They will be determining how to use the money coming from the Federal Government. The state has some money in rainy-day funds that can be used. Essential businesses are taking significant precautions.

The officials hope they are over-reacting. Only time will tell. Thanks to the school teachers that are

LEGISLATIVE SESSION (CON'T)

working hard to adjust to the crisis. There was a meeting to look at laws that will need modifying during a special session. There will probably be more than one special session to discuss the COVID-19 problems. Issues they will be looking at are things like school testing, funding, and changes that are needed.

Income Tax Due Date

Because the income tax due date has changed to July, the legislature will need to meet to determine how to manage the funding until the incomes taxes come in.

Congressman Chris Stewart

He talked about the Federal response to COVID-19.

10.10 million people have applied for unemployment in 3 weeks. Congress passed a \$2.2 trillion rescue package last week. This is on top of a \$2 trillion deposit. Even though it increases the deposit, the bill was approved by everyone. However, once this crisis is over, the Federal government has to deal with the debt.

It is the most expensive bill ever passed. The focus of the bill is on small businesses. It has bridge loans and forgivable loans for small businesses.

It is not the end of the world. We will get through this. Everyone is pulling together. Hoping that

things will get more normal in May and June.

The stimulus money does not need to be paid back. For most people, it will be direct deposited into their accounts. The loans for small businesses are a different pool of money that will be used to hire back their people and to keep the businesses going. If the businesses stay open and keep their employees, the loans are 100 percent forgivable.

He was asked how the US will recover from printing all of this money for the rescue package. He said the bill will be paid by our children and grandchildren. He is worried that people will think the Federal Government is the answer for all of our problems when this is not the case. These are extraordinary circumstances. The Federal Government has had to borrow money to pay for the bill, and this loan will have to be paid back by future generations.

Can there be something that could stop all of the extra stuff being tacked onto bills that have nothing to do with the bill? This happened in this rescue package. The good news is the congressmen that tried that were negatively affected by their attempts.

He is hoping there will not have to be further stimulus. He does not think the country could pay back another stimulus bill.

CALENDAR

Nothing Going On...

As all of you know, pretty much all public events have been cancelled. Let's hope there will be lots in this section soon.

If Anyone Needs Help

If anyone needs help in these difficult times, please contact me at webmaster@dixiesprings.info. There are lots of great residents of Dixie Springs that would be glad to help you!

Dixie State University Events can be seen at:

<https://events.dixie.edu/mastercalendar/MasterCalendar.aspx>

For **Events in St George**, see:

<https://greaterzion.com/upcoming-events/>

For **Events in Hurricane**, see:

<http://www.hurricanerecreation.com/>

DIXIE SPRINGS COMMUNITY GARAGE SALE

The garage sale has been cancelled and will be held in the fall.

FIDUCIARY RESPONSIBILITIES OF THE ACC BOARD

After the publishing of the previous newsletter, there have been more questions about the duties and responsibilities of the ACC. I have pulled together some legal information about what these mean.

A board member should be one that does not think of themselves as having power. Rather, a good board member thinks of themselves as taking on a serious responsibility.

You can view the information about the duties and responsibilities of a board at the following link:

<http://www.dixiesprings.info/docs/FiduciaryDuties.pdf>

DIXIE SPRINGS AND AREA ACTIVITIES

Skeet Shooting

Every Wednesday at 9 am, meet at the Purgatory Clay Sports range for fun shooting skeet.

Hurricane Community Choir

The choir rehearses each Wednesday evening at 7 pm. Contact webmaster@dixiesprings.info for more info.

Pickle Ball

A number of residents go every day to play Pickleball at 8 am Sullivan Park in Washington. Contact Rose Card at card_rose@hotmail.com.

Ladies Luncheon

The ladies of Dixie Springs meet for lunch on the first Tuesday of each month at noon at the Sand Hollow Golf Course restaurant. Come join us!

ATV

If there is someone that can help manage the ATV group, contact Nancy at webmaster@dixiesprings.info.

Weaving

Calling all weavers, spinners and “want to be” weavers and spinners! For info, see the web page at <http://www.mmawg.org/SWUtahBranch.htm>

All RVs

If you have an RV, join the Red Rock Rovers! They are a great group that plans amazing trips 4 times per year. All types of RVs are welcome—trailers, fifth wheels, and motorized RVs For more info, go to <http://www.redrockers.org/>.

Woodworkers

Looking for other hobby woodworkers to meet and share ideas, projects & skills. Contact Jeff Blonder at 801-205-5605

Orchestra

All levels of stringed instrument players are invited to join the Desert Strings Community Orchestra. We meet on Thursday night from 6:30 to 8:30. See <http://www.desertstrings.org> for information.

Learn a Stringed Instrument

Want to learn to play a stringed instrument or get back into playing after maybe really long absence? Join the New Horizons group. You will get instruction and play with a bunch of great folks.

<https://www.zionmusicensembles.com/>

Bicyclists

For any Dixie bicyclists that are up for 20 to 50 mile road rides from the Springs, text or email me, I am riding all the time. Also like getting on the dirt and gravel for those fat cats, although my mountain bike is a bit old school. Patrick McEwen, Jopj888@msn.com, 801-455-2988

Input

If you know of any activities in our community, email webmaster@dixiesprings.info for inclusion in the newsletter.

DIXIE SPRINGS STATISTICS

Section	# Lots	# w/houses	Percent
A	225	182	81%
B	231	188	81%
C	274	203	74%
D	204	153	75%
E	259	181	70%
F	111	68	61%
G	86	63	73%
Total	1390	1038	75%

SECTION CAPTAINS

Section Captains contact new people, welcome them to the community and ask if they would give their email for the newsletter. This is a great chance for you to meet your new neighbors. It also ensures that everyone feels welcome to our community.

Dixie Springs is platted into lettered sections. We have sections A through G.

To see the sections, see the following web page:

<http://www.dixiesprings.info/information.htm>

If you would like to help, contact Nancy at webmaster@dixiesprings.info

RECOMMENDED VENDORS

The list of recommended vendors is on the web at <http://www.dixiesprings.info/vendors.htm>. If you had good service from a vendor, submit your information so everyone can benefit from your experience.

DIXIE SPRINGS DOG PARK AGILITY EQUIPMENT

If there is anyone that would like to work on agility equipment for the dog park, please email webmaster@dixiesprings.info.

DIXIE SPRINGS COMMUNITY FUND

The Dixie Springs Community Fund is used to:

- Fight threats to our residential community by establishing a relationship with a lawyer who can provide counsel and other representation
- Fund the Dixie Springs Community Web Site
- Fund the email messages (free now but there is a cost once we get to a certain size).

No funds would be used without approval of a committee of community members.

The fund will **not** be used to enforce CC&RS.

The money for the fund comes from voluntary donations. We recommend \$100 per year per

home, but any amount is welcome. Any use of the money will be reported in the newsletter.

To contribute to the fund, put your donation into the following account at the Mountain America Credit Union: 9992856. Put your name and lot number or address as a memo on the deposit.

You could set up a \$10 a month automatic deposit into the account, if that would be easier.

Please help your community. You may not be impacted by some of the threats now, but you may be in the future and will be glad of the support of your neighbors and the fund. Let's all work together!

EVENTS AT SAND HOLLOW

Food Delivery

Sand Hollow Resort is now offering curbside services.

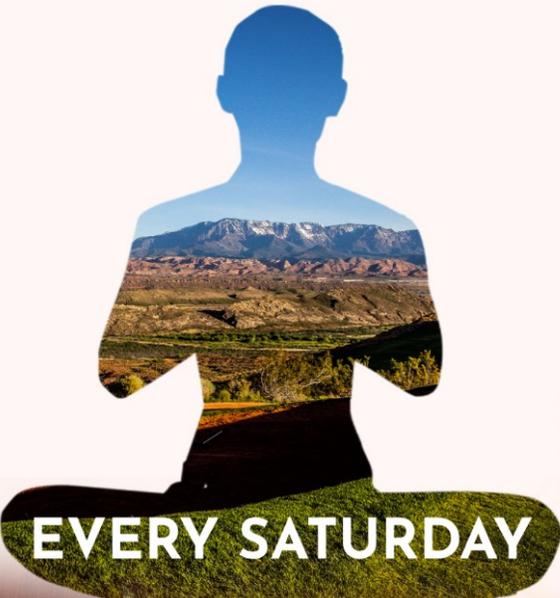
You can check-in for golf or pick-up your food to

go at the curb to limit contact and enforce social distancing! Our staff will meet you at the curb.

Place your order at The Grille or book your tee time on our website! ---> sandhollowresorts.com



**COVID-19 COMPLIANT
OUTDOOR YOGA**
AT THE SAND HOLLOW RESORT ROCK BOWL



EVERY SATURDAY

YOGA: 8-9 AM
Yoga instructors provided by **GRANOGLI**.

Bring your own yoga mat
10 people allowed per class
First come, first serve
Yogis must be 10 feet apart during class
Mats must be sanitized immediately after

**\$15 GENERAL PUBLIC
\$10 RESORT MEMBERS**

REGISTER ON EVENTBRITE

SAND HOLLOW FUNDRAISER



JULY 17, 2020

Sand Hollow Resort
Championship Course



8:00 AM

Shotgun Start



\$59.99

**INCLUDES GOLF
AND LUNCH**



EMPLOYEE RELIEF GOLF TOURNAMENT FUNDRAISER

The Covid-19 pandemic has affected so many in our community, nation and world, including many of the Sand Hollow Resort employees.

To provide relief to these employees, Sand Hollow Resort is hosting an Employee Relief Fundraising Tournament. The funds raised from the tournament will help to provide assistance to resort employees whose livelihood has been affected by Covid-19.



**LIMITED SPOTS AVAILABLE.
SIGN UP NOW TO HELP
RESORT EMPLOYEES AND
THEIR FAMILIES.**

**SIGN UP BY CONTACTING
SAND HOLLOW RESORT**

435-656-4653

SandHollowResort.com