

# TETON SPRINGS

HOMEOWNER'S ASSOCIATION

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## What's New

### CCR AMENDMENT

We are happy to report that the second amendment to the 4<sup>th</sup> Amendment to the Master Declaration of Protective Covenants has passed. This amendment clarified the definition of a building envelope. You can view this amendment on the HOA's website. [https://www.tetonspringshoa.com/wp-content/uploads/2025/03/20250326-Second-Amendment-to-Fourth-Amendment-Master-CCRs\\_TetonSpringsHOA\\_289390.pdf](https://www.tetonspringshoa.com/wp-content/uploads/2025/03/20250326-Second-Amendment-to-Fourth-Amendment-Master-CCRs_TetonSpringsHOA_289390.pdf)

### UPDATES

Please check the Teton Springs website for the latest news and updates. You can find the amended bylaws, revised rules and regulations, design guidelines for all neighborhoods, meeting dates, minutes and more...

[www.TetonSpringsHOA.com](http://www.TetonSpringsHOA.com)

## BOARD of DIRECTORS OPEN SEATS

Are you interested in joining the board of directors for your homeowner's association? Maybe you would like to nominate a friend or neighbor for a position. There will be several seats on each board that are opening up and will be voted on at the upcoming annual meetings. If one of the following positions are of interest to you, please contact Grand Teton Property Management: 307-733-0205 or at [dedington@gtpmih.com](mailto:dedington@gtpmih.com) return a nomination form with a brief bio to be included in the annual meeting announcement. All candidates must be nominated no later than May 10, 2024. There will not be any nominations from the floor of the meeting. Availability includes: 2 positions on the Master Board, 1 position on the Mountain Meadows Board, and 1 position on the Cabin Board.

## WEED CONTROL

With the spring approaching and the snow receding, it is time to think about those pesky weeds. Please ensure you have adequate noxious weed control in place for your property in Teton Springs. Section 3.26 Landscaping requires all property owners to "keep the Owner's Lot or Unit free of any noxious plants." Teton County Idaho has great resources on its website under Extension/4-H/Weeds & Pests to determine what types of weeds you may have. Most landscape companies have the resources to help eradicate weeds. Please contact your individual landscaper for more information on any maintenance issues.

### SHORT TERM RENTING

Homeowners, many of you are aware of the short-term rental policy in Teton Springs. For those of you who have questions, please be advised that according to the governing documents for Teton Springs, any rental for less than 30 days is considered "short term". Please remember that only the Cabins, Teton Springs Lodge and Palisades Condo Owners are permitted to rent their properties for less than 30 days. Any other homeowner will be in violation of the covenants and subject to fines. Please contact Grand Teton Property Management if you have any questions about this rule, as it is strictly enforced.

# REMINDERS

**Wildlife:** We are fortunate at Teton Springs to share our habitat with others including bears, coyotes, moose, elk, deer, fox, raccoons, wolves and more. Please keep in mind that these animals are wild and should not be fed nor should they be approached. Please remember to keep your dogs on a leash for their safety as well as for the safety of the wildlife.

**Parking:** As your summer guests arrive, please remember that RV's and boats may not be parked in your driveway or on any street within Teton Springs.

**Speeding:** Please be courteous and mindful of your speed throughout all of Teton Springs. The speed limit is 25 mph for the safety and welfare of all residents and guests.

**Ponds:** No swimming, boating or ice skating on any lake or pond. Please keep dogs out of the water as well for the health of the ponds and lakes.

# CALENDAR OF EVENTS

## Upcoming Board Meetings:

Master – May 12<sup>th</sup> at 9:00 am

Mountain Meadows – May 13<sup>th</sup> at 9:30 am

Cabin – May 19<sup>th</sup> at 4:00 PM

**Annual Social 2025:** Tuesday, June 24, 2025 from 4 – 6 pm

## 2025 Annual Meetings-

Village and Commercial - **June 25th at 4:00**

Mountain Meadows - **June 25th at 5:00**

Cabin - **June 26th at 1:00**

Master - **June 26th at 4:00**

Please check the website for future meeting dates and links.

# DESIGN REVIEW COMMITTEE



The DRC will continue to meet on the 3<sup>rd</sup> Wednesday of each month. If you have a project that will change the exterior of your home or property, you must have the DRC review it. Please reach out to Edye Sauter at GTPM no later than the 2<sup>nd</sup> Wednesday of the month to be included on the agenda for review. **ALL PLANS FOR CHANGES TO THE EXTERIOR OF YOUR HOME INCLUDING LANDSCAPING MUST BE REVIEWED AND APPROVED.**

Development guidelines can be found on the HOA website:

[www.TetonSpringsHOA.com](http://www.TetonSpringsHOA.com)

## RESOURCES

Bronze Buffalo Ranch: 208-787-7888

The RAD Recyclers: 208-220-7721 or [info@TheRadRecyclers.com](mailto:info@TheRadRecyclers.com)

Teton County Idaho: 208-354-8780

Idaho Fish & Game:208-525-7290

Lauren Wendt Game Officer:208-390-0634

# HOA Payments

Please contact Grand Teton Property Management to address any questions at: 307-733-0205 or send your email to: [esauter@gtpmjh.com](mailto:esauter@gtpmjh.com) or [dedington@gtpmjh.com](mailto:dedington@gtpmjh.com)

As a reminder, homeowners will be assessed \$50 late fees and 21% interest on any unpaid balances after 30 days **from the billing date.**

All correspondence and payments should be mailed to: Teton Springs HOA C/O Grand Teton Property Management PO Box 2282 Jackson, WY 83001

Please make your check payable to your individual Association: Teton Springs Master Mountain Meadows Cabin Village & Commercial Palisades HOA Or, you can also **opt to pay online at:** [www.comwebportal.com](http://www.comwebportal.com)