



Attn. Gary Widerburg

1 message

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To: "psc@utah.gov" <psc@utah.gov>

Mon, Sep 9, 2013 at 2:06 AM

DOCKET NO. 13-2195-02

Dear Gary,

This is a follow up from my last letter. It was nice to be gone on vacation for two weeks and not have to hear about water issues. :) Now that I am back, there is a \$350 bill that I and every lot has to pay for legal fees. It is due by the end of September. This is just another part of the outrageous costs that burden the homeowners of Hi-Country Estates phase I concerning water.

As stated before, I have water rights. I acquired those water rights when I bought my property. This is because my property has a private well. If I sell the property, the water rights go with the property.

The HOA wants to justify the outrageous standby fee increase and the unneeded reserve fund by claiming it adds value to the property. I disagree. Who buys a car without a steering wheel? No one. You expect this to be there. It is standard equipment. Luckily, Salt Lake County has not doubled my registration fees because my car has a steering wheel. The standby fee should be kept at a low rate, as the lots that the HOA water system is available to use ZERO water when not connected. My lot is not connected.

The HOA states that the water system is there for water protection. This is true. As with any neighborhood, this is expected to be there.

With this email I have enclosed a photo. In July of 2006, the top of Shaggy Mountain caught fire from a lightning strike. Take a close look at the photo. Look at the green hose feeding the East Millcreek fire truck parked at the top of my driveway. Guess where the water source is coming from. It is coming from my PRIVATE WELL! The firemen needed a water source for their truck and my private well fulfilled their need. The HOA's water system is not the only option.

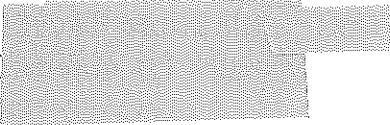
The HOA has stated that if my well went bad that I can connect to their system. I will never connect to their system. Again, I have water rights and I have a private well. These items aren't going anywhere. The well has been there for over 20 years and is extremely reliable. The pump once went bad about 10 years ago. It was replaced with a new one. Problem solved. If my well breaks, I will call Zimmerman well service at 801-250-1400 and they will come out and repair it. I do not feel the need to have reserve cash saved up in case my well breaks, nor do I worry about it.

I am very disappointed in all the focus that is being put in to good working water system by the HOA. I think

it is a waste of time and it's gouging the homeowners pockets.

Let's focus on other things that are expected to be there in a home as standard equipment like NATURAL GAS. Most of the homes in Hi Country do not have natural gas and we live in northern Utah! I would rather pay extra money to get natural gas put in so we don't freeze in the winter, rather than worry about an existing water system that is working fine. Often times I have to wonder if the Hi Country water system is some kind of a financial scam.

Best regards,
Ernie Grafiada



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