

Welcoming Information
Shining Mountains West Owner's Association
PO Box 202
McAllister, MT 59740

Board of Directors: smwoamail@gmail.com

Rick Mohr

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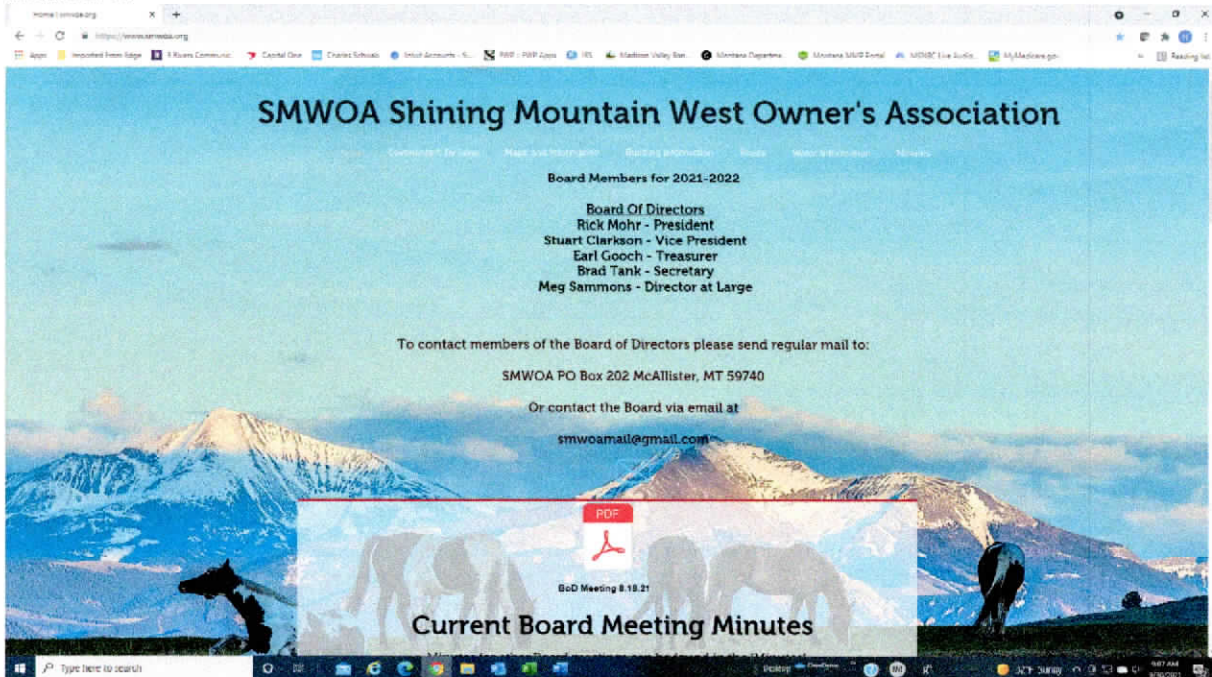
Brad Tank

Meg Sammons

Please note that your best source of information is on our website: SMWOA.org The SMWOA website contains information that all home owners should be aware of including:

- Current copies of our covenants and by-laws
- Building permit information and building permit forms
- Road maintenance plans prepared by our Road Committee
- Information regarding water rights
- Board of Directors meeting minutes including monthly board meetings and minutes for the Association's annual meeting held in July of each year.

The image below shows a portion of the Associations website and information available to members.



SMWOA is a beautiful, quiet place to live. The Association has covenants that address the rural nature of the subdivision as a single-family residential area. As a rural residential area members work together to address common issues including:

- *Speed Limit* - the association has adopted a speed limit of 20 mph to increase the durability of roads reducing the amount of road maintenance required. The Association spends between \$25,000 and \$30,000 annually on road maintenance funded by member's annual dues.
- *Outside Lighting* - the night skies are remarkable in our region. Exterior lights are directed downward to improve our view of Montana's big sky.
- *Pets* - many, but not all residents have pets. It is the owner's responsibility to maintain control of their pet to protect livestock and wildlife in the area.
- *Shooting* - shooting and hunting is allowed in the subdivision. It is the responsibility of residents to practice safe shooting habits. Bring aware of neighbors and using safe shooting habits is the right thing to do.
- *Snow Removal* - snow removal is part of life in Southwestern Montana. Property owners are responsibility for snow removal. Neighbors often team up and work together to clear their roads.
- *Weed control* - noxious weeds are a concern in the state of Montana. It is the responsibility of each lot owner to control noxious weeds on their property and prevent the spread of weeds to adjoining property.
- *Fire hazard* - Southwestern Montana is experiencing extreme draught conditions. Fireworks, use of chain saws and pasture mowing are examples of outdoor activities that, if performed, should be done in a manner that is safe and not likely to start a grass fire.