

## **ANNUAL ASSESSMENTS**

**Annual assessments for each lot are \$50 due by March 1<sup>st</sup> and cover January 1 through December 31 of current year. Seriously delinquent accounts will be pursued by the community attorney and the resident will be responsible for ALL legal fees as well as delinquent balance.**

**Please be aware that selling or refinancing your home will require all balances to be paid in full prior to closing. Seriously delinquent accounts can result in a lien against the property.**

**Any questions regarding your assessments please email the trustees at [OfallonHillsSubdivision@gmail.com](mailto:OfallonHillsSubdivision@gmail.com).**

***Please mail assessments to:***  
**OFALLON HILLS TRUSTEES**  
**P.O. BOX 256**  
**OFALLON, MO 63366**

## **IMPROVING YOUR LOT**

**Most permanent improvements to any lot require approval of the Board of Trustees prior to getting permits from St. Charles County. This approval ensures that the**

**improvement falls within St. Charles County guidelines, does not distract from your neighbor's property, and follows the HOA guidelines which are posted on our website. In addition, many improvements require approval of St. Charles County through permit process. If in doubt that an improvement needs approval, please verify the O'Fallon Hills Subdivision indentures on our website: [OfallonHillsSubdivision.org](http://OfallonHillsSubdivision.org)**

**You may submit your proposed lot improvement plans to the trustees via email:**

**[OfallonHillsSubdivision@gmail.com](mailto:OfallonHillsSubdivision@gmail.com) Plans are discussed & approved at our monthly trustee meetings. Please allow at least 30 days after submitting plans, as we only meet once a month. After initial approval, then any necessary permits must be obtained, a copy of permits given to trustees. Improvements made without approval or appropriate permits are subject to legal action by both the community and county. Save yourself the time, money and aggravation by checking website first & contacting trustees and St. Charles County.**

## STORMWATER DRAINAGE

Roads and proper rainwater drainage throughout the community is maintained by St. Charles County Highway Department. If you notice that blocked drainage pipes are causing excessive water to collect on your property, roads, or intersections, please contact them at 636-949-1914

If you have complaints on property upkeep, please contact the St. Charles County Neighborhood Preservation Division office at 636-949-7346.

## Please note:

The trustees do NOT manage or support the Ofallon Hills Facebook pages. If you have any legitimate concerns or questions, please submit your questions or concerns to us via email:  
[OfallonHillsSubdivision@gmail.com](mailto:OfallonHillsSubdivision@gmail.com)

## Annual Christmas 2021

### Decorating Contest

Decorations must be up by December 18, 2021 to be considered for the contest.

Winners are chosen by trustees.

Trustees are not eligible. Anyone past due on assessments is NOT eligible for prize money.

## ANNUAL MEETING

**Thursday,  
September 9, 2021  
6:30 pm  
First Baptist Church of  
Ofallon**

**8750 Veterans Memorial  
Parkway**

Under pavilion at rear of property. Bring your own lawnchair. Rain or shine.

## CURRENT TRUSTEES

**MICHELLE KINCAID**, secretary  
314-550-1048 {text preferred}  
[OfallonHillsSubdivision@gmail.com](mailto:OfallonHillsSubdivision@gmail.com)

**LEANN STRATE**  
**MARY JORDAN**  
**BEN ALLEN**

## Contact Information:

For any concerns or questions, please contact trustees via email.

Subdivision email:  
[OfallonHillsSubdivision@gmail.com](mailto:OfallonHillsSubdivision@gmail.com)

Subdivision website:  
[www.OfallonHillsSubdivision.org](http://www.OfallonHillsSubdivision.org)

County information  
[www.sccmo.org](http://www.sccmo.org)

Animal Control  
636-949-7346

St. Charles County Police  
636-949-0809

Please check our website & information board at entrance for additional information.