



The next Board meeting is scheduled for March 21, 2019, at Spectrum Property Services, 1259 Callens Road, Suite C, Ventura at 6:30PM. Hope to see you there!

COMMUNITY CLEAN UP SAVE THE DATE



The Association will NOT be having an annual Garage Sale this year. Instead, each resident can have their own garage sale whenever they wish, as long as they follow the HOA and City of Ventura Rules and Guidelines.

Instead, the Association will be ordering a dumpster for the Community Cleanup Days. This will be the time to clean out our homes, garages and patios of any items you may not want or need and

wish to be dumped. The dumpster will be located at the intersection of Montgomery Ave., American Way & Topaz Ave. The dumpster will be there Friday, March 22, through Monday, March 25. "

The following is not allowed in the dumpster:

Hazardous Waste, Medical Waste, Industrial Waste, Dirt, Chemical Items, Oil Filters, Herbicides, Pesticides, Radioactive Items, Solvents, Paint, Any Other Flammable Liquids, Aerosol Cans, Propane Tanks, Motor Oil, Transmission Oil, Lubricating Oil, Hydraulic Oil, Oil Filters, Contaminated Oils, Anti-freeze, Household or Commercial Appliances, Petroleum- contaminated Soil/Lead Paint Chips, Tires, Batteries, Monitors, Televisions, Microwaves, Fluorescent Tubes, Railroad Ties, Asbestos and Barrels.





Tom's Towing is the Association towing company. Their number is (805) 647-0733



GREAT HORNED OWLS

Please be aware there are a couple of great horned owls in the community. Protect your pets, keep them inside at night.



TERMITE COMPANY

It is important that, once homeowners receive their notice of termite inspection, they contact California Termite Solutions, Inc. (805) 323-6761. This is to make sure our buildings are being maintained and treated as needed for termites.

Please note: At any time you notice termite droppings, please contact California Termite Solutions, Inc., and schedule a treatment. You do not need to wait for your annual termite inspection.

HAPPY BIRTHDAY TO THOSE WITH THEIR BIG DAY IN MARCH 2019



GUTTER/ROOF CLEANING

R&S Construction will be completing gutter and roof cleaning (Weather Permitting).

Phase 2 – March 11th

We ask that you please be careful at all times around the work area as hazards such as falling debris may exist in and around the work area. Please close windows overlooking the areas to be cleaned, and close any blinds or other window coverings for this same period. Please cover all valuable items on your property to protect them from damage. Neither the Association nor the contractor will be responsible for any damages for cleaning any contents of units, or removal of any debris from any individual property as a result of the cleaning of the gutters, valleys, downspouts and waterways.



Spectrum Property Services has an after Hour's emergency line (805) 535-5222. Please contact them if you see a broken sprinkler or believe you have a plumbing leak if it's after hours.

Please do not email after hours, as it's not seen until the next business day.

RV PARKING SPACES



For Residents that have an RV, trailer or boat in the common area parking, we are asking that you contact manager, Lupe Aguilera, at Spectrum Property Services at 805-642-6160 x112, immediately. We are updating our records and you must fill out register form. Please contact her no later than March 15, 2019. **ALL VEHICLES MUST BE REGISTERED WITH THE ASSOCIATION.**



RESIDENT FORM

If you have not returned your resident registration form, please fill out the resident registration form and mail it back to Spectrum Property Services. All homeowners and tenants must be registered with the management company for emergency contact and safety purposes. If you need a new form, contact Lupe Aguilera at Spectrum Property Services. **ALL VEHICLES MUST BE REGISTERED.**



PARKING RULE:

Please be advised, per the Rules and Regulations, Section 10.1, Parking, which states, "All motor vehicles including motorcycles and recreational vehicles (trailers, campers, boats, or similar items) and all bicycles shall be parked in garages or in parking spaces, except for temporary loading and unloading purposes. Parking in fire lanes

or in front of mailboxes is specifically prohibited.

All vehicles must fit within the white lines, not extending into adjacent parking spaces or into the driveway." (All driveways/alleyways are considered fire lanes.)



Please mail, email, or fax correspondence to:

Spectrum Property Services
P.O. Box 5286, Ventura, CA 93005

Location:
1259 Callens Road, Suite A
Ventura, CA 93003

Association Manager: Lupe Aguilera
(805)642-6160 Ext. #112
Fax: (805)642-3944
Lupe@spectrumprops.com

Office Hours:
Monday-Thursday 9AM to 5PM
Friday 9AM to 2PM

