

VERONA VIEW  
JANUARY 2011

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**BOARD OF DIRECTORS:**

Bob Plemmons, President

Paul Wakefield, Vice President

Rickey Juarez, Secretary

Joe McAdams, Financial Officer

Diana Garnhart, Director

**BOARD NEWS AND MEETING DATE:**

The Board meets on the third Wednesday of each month (with the exception of December) at 6:00 p.m. in the Association clubhouse. The next regular Board meeting will be Wednesday, February 16, 2011. All homeowners are encouraged to attend!

*This newsletter is intended as a friendly reminder of some of the most frequent issues that come before the Board of Directors. Please take some time to read these, discuss the issues with your family members – and follow the rules regarding them. All your neighbors will thank you!!!!*

**PARKING REMINDER:**

Below are excerpts from the Association's "Rules and Regulations". Each resident is responsible for following the parking rules – and for ensuring that all drivers associated with their unit (children, guests, etc.) are aware of them and also abide by them:



“All streets in Verona are Fire Lanes. Parking in Fire Lanes, Red Zones, Handicapped (blue zone), or in any other non-designated area is prohibited and the vehicle is subject to immediate towing at the owner's expense.”

“Every homeowner has a one or two car garage, which is solely for the purpose of containing automobiles. Nothing should be stored in any garage, which would prevent the parking of the maximum number of automobiles for which the garage was intended.”

“Resident vehicle(s) must be parked in the garage.”

“If a driveway is greater than 18 ft. long, automobile parking is permitted in the driveway.”

“If an owner has more vehicles than the garage can hold, additional operable and regularly used vehicles may be parked in designated (white lined) open parking areas. Automobiles must be parked in the garage or driveway parking areas first.”

“An automobile parked across a driveway is subject to immediate towing for parking in a Fire Lane.”

**PLEASE DO YOUR PART TO KEEP VERONA CLEAN AND TIDY:**

The Association does not have anyone who picks up trash from our common grounds. This means that each person is responsible for cleaning up after themselves. If you walk your dog, you are responsible for cleaning up all waste and properly disposing of it in your waste receptacle (not leaving the bag on the ground, on someone else's porch, or putting it in a neighbor's trash can).

The plastic holders in the mail kiosks are intended for Association information only. They are not a place for residents to put their unwanted mail or "junk" flyers. Please take that material home and dispose of it in your own trash container.



Please do not use the Association's streets or parking places as a dumping ground for your fast food containers, cigarette butts, old receipts, or anything else. Please also throw these items away in your own trash container. This material is not only unsightly, but it attracts rodents and other unwanted critters.

Please take pride in your community and do your part to keep it looking clean and neat.

**RENTAL STATUS REMINDER:**

Section 3.2 of the Association's CC&R's limits the number of rental units in Verona to 25%, or 37 units, at any one time. This section also requires all homeowners to submit a rental application prior to renting their unit.



The Association has reached the 25% limit on rentals and there is currently a waiting list. No new rental applications can be approved until there is an opening on the list unless the unit was purchased prior to June 10, 2003 as those units are "grandfathered". The waiting list is on a "first come, first served" basis and owners wishing to rent their unit will be placed on the waiting list in the order their application was received in the management office. Please know that homeowners who rent their units without going through the rental approval process are subject to substantial fines per the Association's fine policy (see above). If you have any questions about the rental application process, please contact the management office.

**SLOW DOWN:**

The Association does not have many sidewalks so please use extra care when driving through the Association. It can be very difficult to see pedestrians at night. We also have children who ride their bikes around the community and who play in the cul-de-sacs.

**PLEASE DRIVE S-L-O-W-L-Y!!!!**



**WEBSITE UPDATE:**



Our website, [veronatownhomes.com](http://veronatownhomes.com), is one of the ways we communicate with one another. You can get copies of newsletters as well as the governing documents and the architectural application, and is an easy way to register your vehicles with the Association – just to mention a few. You can also relay concerns and suggestions to the Board from the website. If you haven't checked it out, please take the time to do so.