

Verona View

Verona at Hacienda Owners' Association Board of Directors

President – Rickey Juarez
TBA – Vengateswara Rao Duggineni
Treasurer – Joe McAdams
Secretary – Madhav Kondle
Director at Large – Don Clark

Meeting Information

The Board Meetings are held monthly at 6:00 p.m. The next Board meeting will be held on March 17, 2021.

DUE TO THE COVID-19 RESTRICTIONS, THE BOARD MEETING WILL BE HELD THROUGH ZOOM. HOMEOWNERS ARE WELCOME TO ATTEND BY VIDEO OR PHONE.

THE INFORMATION WILL TO JOIN WILL BE NOTED ON THE AGENDA.

Management Team

Homeowner Association Services (HAS)
2266 Camino Ramon
San Ramon, CA 94583
Office: 925-830-4848
Fax: 925-830-0252

Rosie Rivera, CCAM – Ext. 26
Association Manager
Email: rrivera@hoaservices.net

Architectural Submissions
Email: architectural@hoaservices.net

Jennifer Bouchard – Ext. 18
Accounting (Assessments)
Email: jennifer@hoaservices.net

Hacienda Security

24 hour Paging voicemail system
925-734-6520

Association Website

www.veronatownhomes.com

New Parking Permits

Distribution of the new parking permits will be scheduled for two dates in March; mid and end of the month. The new permits will take effect April 15, 2021. Both the resident and visitor permits will be re-issued. Residents will be asked to return the old permits when picking up their new permits. Attached is the form that you will need to complete prior to receiving your permits. You can email the form along with your registration(s) to rrivera@hoaservices.net or bring them at the time of distribution.

Pets

Dog ownership is a wonderful thing, as any dog owner will tell you. But the unconditional love of a dog does come at a price – responsibility. It's a simple exchange system. Your dog gives you all his or her attention, affection and adoration and all you have to do is give them a little exercise, food and water and clean up after them. Most dog owners have mastered these skills, but the few who haven't give all dog owners a bad reputation. In order to keep dog-harmony in our neighborhood, we ask that all dog owners abide by the responsibilities.

Once out of your home, please, keep your dog on a leash at all times. NO EXCEPTIONS. If you want to walk your dog without a leash, please take them to a dog park.

Pick up after your dog and take the bag back to your garbage can. A plastic bag with feces inside left in the common area is doubly offensive –bring it home with you to throw in your trash can.

Lights

Residents that have a doorway to their garage are asked to keep the exterior light above the door on in the evening. This helps deter a burglar from breaking in if the area is lighted. Also, keeping the porch light on helps light the pathways and entryways. You may want to use an LED bulb to lower the cost of electricity.

Garage Use & Parking

There has been an increase of residents not using their garage to park the number of vehicles it is designed for, especially the two-car garages, and using the visitor parking permit. Any persons improperly using their permits including duplicating the permits, will be automatically towed and scheduled for a hearing where a fine of \$250 will be assessed.

Email Notifications

If you would like to receive email communications, please be sure to provide your email address to Management. You will also need to complete the Member Consent form that was sent with your budget packet. If you need another copy, please contact HAS. By choosing to receive email communications also saves the HOA on printing and postage costs.

Rodents including Squirrels

Some units are experiencing a rodent/squirrel problem. While the HOA is taking steps to control the common area such as keeping vegetation low and away from structures including the vines growing on the entry trellis'. Residents are advised to do the same within their lot. Below are a few

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helpful tips.

- Bring in pet food and water inside including bird feeders
- Keep exterior lot clear and free of storage to avoid hiding/nesting
- Fruit and vegetables should be removed right away
- Reduce heavy brush and foliage
- Seal all exterior areas

In addition, residents are expected to take measures to actively control rats and mice that have taken up residence in the unit. Residents should prevent the spread of rodents to adjoining neighbors and other units by proactively taking measures to find suspected nests and seal them. Finding and sealing up the entrance, including the attic, gaps under doorways of the storage closets and vents is key.

Rental Reminders

If you are renting/leasing your unit, as the owner you are responsible for ensuring that your tenants have the necessary parking permits and rules of the Association. All documents need to be submitted to HAS prior to residents moving in. Vehicles may be towed at the vehicle owner's expense if a permit is not properly displayed.

Gutter Cleaning Update

The community-wide gutter cleaning started 2/25 and will continue to about 3/11. Please be sure to remove any items from the exterior including your patio.

Garbage & Shredding

This continues to be an ongoing issue in the Association. Please bring in your receptacles the same day of service. Also, if you are shredding, please place them in bags as the confetti pieces are being left behind in the common area.

Mail

The USPS has a notification system that will let you know when your mail is on its way to you. Please visit their website at www.usps.gov for more information. You can also sign up at USPSInformedDelivery@usps.gov.

Dryer Vents

Just a reminder that homeowners should have their dryer vents cleaned. Through time, the vents buildup lint and impedes the air flow of the vent. A blockage could create condensation and/or at the worst start a fire. Please have it checked and cleaned as necessary.

Items in the Common Area

Use of the common area to place lights, decoration or any items is prohibited. Leaving items in the common area restricts the landscapers or any other contractors as they service these areas. Items left in the common area will be removed. Please do not use nails or screw or hang items that will penetrate the stucco or wood surfaces. Homeowners that hang items on the inside of the stucco wall may be responsible for damages caused by penetrating these surfaces.