

April, May &  
June 2014

# THE VILLA ANTIGUAN

## THIRTY-SIXTH VAHOA ANNUAL MEETING HELD NEW BOARD ELECTED

The Annual Meeting was held once again in our very comfortable clubhouse. The secret two ballot system was used to elect 3 (three) Board Members. After discussion and some very good questions from homeowners the Election Results were announced:

*Returning President, Marti Gray was elected with 93 votes. Also returning is Steven Tracy with 86 votes, and Christina George- a new member was elected with 86 votes. Last but not least the Reserve Funds Resolution passed with 101 yes votes to 2 No votes.*

The State of the Association was talked about including the continuation of the Hardie Board Siding installation, the ongoing repair of unit stucco and repair/replacement of the rails on members' balconies. The Reserves are in better shape and generally the Association is in a sound financial position. The Board & Manager having reviewed past & future needs in order to provide efficient operations & the ability to meet long-term requirements. Their conclusion is that to maintain the fiscal integrity and ongoing maintenance of the aging units, an increase of \$5.00 (a little over 2%) is necessary.

### STARTING July 1, 2014 Villa Antigua HOA's monthly assessment will be \$240. 00

This was a difficult but necessary action which will lead to the possibility of a long term financial position that will be very strong with few raises.

Also talked about was the possibility of Manager Becker retiring at the end of this year. He has been asked to develop the several options that he and the Board have talked about to ensure that Villa Antigua HOA can continue to improve as it has the last years – Members will be apprised of any future developments.

Please read carefully the documents which came with this newsletter- as the Davis- Stirling Laws (these are the collection of laws that pertain to CIDs, condos, and PUDs) have been totally rewritten with a new numbering system so things will change. Also included are coping of three (3) Resolutions/Rules that start in June and will affect many homeowners. Thank you---



Many homeowners have had the experience of finding a new swarm of bees in their trees or on the ground. That happens when a hive gets to be too large and a new queen is born. Then a swarm leaves their old hive in search of a new one for their queen (she is in the middle of the hive). This hive appeared in the tree back by the benches at the pool area- the day before the batch of storms we had in early April. The weather was so bad few bees were out looking for food and those that were came back & burrowed in to feed the queen. After a week or so we started to worry about their health- not wanting them to die. I ended up calling someone who would take them away, but it was too expensive. I decided to wait & after 3 weeks they were finally gone one morning.

## Pool Hours:

Summer Is Upon Us And Our Pool & Jacuzzi Are Open Every Day For Your Enjoyment.

7 a.m. to 10 p.m. Sunday through Thursday

7 a.m. to 12 a.m. Friday and Saturday

• **ALL** people must have a **KEY** or be with someone who has a **KEY** or they will be asked to leave. • **NO animals** are allowed in the pool area at any time. • Do not prop open the gates to the pool area. • The life Ring and 12' pole are for lifesaving & required by the County; **NEVER** to be used as toys. • Children younger than 14 (or under 4'6") are **NOT** allowed in the Spa because they can experience health problems. • A shower is required before entering the water to remove suntan lotions, oils, etc. which are harmful to the pool and filtering system. • **ALL babies must be wearing swimming diapers.** • Please put the cover on the Jacuzzi when you leave. This saves energy and \$ \$ \$. These rules must be followed or you may lose your privileges. **REMEMBER:** It is not safe to run on the concrete and there is **NO** diving (especially from the top of the solar heating area. **Lastly- HAVE FUN -SAFELY**

The Timer For The Pool Lights Is Over On The Clubhouse Wall, With A Glass Box That Has To Be Lifted And A Dial Twisted To The Time Needed.

## NEW THIS YEAR!!

The Board has decided that members can now purchase one (1) extra key if desired.

COST (this is firm) = \$20 for a digital Key Card, \$25 for a digital Fob &

\$25 for a Medeco Key for bathroom

## VILLA ANTIGUA HOA NEWS AND VIEWS

**Reminder:** July 1, 2014 fees will be **\$240.00 per month.** Late charges (when paid after the 15th) will be \$24.00 & we will add them as of the 1st of the following month. We have been lenient in the past, but it causes much confusion. If you have a problem, please just contact the office & something will be worked out. Homeowners- do not ask the crew if you have something that is needed; they will not be able to help you- Call or email the office & ask the Manager if there something can be arranged. The landscape crew has a lot of work on their schedule & it is hard for them to do outside jobs for homeowners except after hours or on weekends.

### **IMPORTANT PHONE AND WEBSITE INFORMATION**

• **Villa Antigua Office- Manager, Bruce Becker-(858) 268-0929, HOA Emergency – Cell (619) 417-7920 • Landscape – Kirk Juneau –(858) 472-0929 Email: [villaantigua@sbcglobal.net](mailto:villaantigua@sbcglobal.net) • 911-** Police Emergency or to report a fire, crimes in progress, life-threatening situations , or any other emergency. **If in doubt, call 9-1-1. • Call Non-Emergency Police-** (858) 484-3154- Inquiring about a large fire or other incident tune in local news or • **Call 2-1-1- [www.211sandiego.org](http://www.211sandiego.org) 24-hour community, health and disaster info -**Reporting a leaking fire hydrant or a **Water Emergency -(619) 515-3525 • Abandoned and Illegally Parked Car, Truck or Trailer -** (858) 495-7856 • **Animal Control -2 4 hour Emergency: 619-236-2341 - [www.sddac.com](http://www.sddac.com) -****SNAKES- Jay Jackson-Good Local Snake person Call or Text- (619) 572-9812. • Neighborhood Code Compliance –** This Department includes Noise Abatement, Building & Housing Code Compliance, Zoning & Land Use- (619) 236-5500 <http://www.sandiego.gov/nccd/index.shtml> This is where you can find info & file complaints about **Noise** and Regulation of **Home Occupations, Auto repair** in residential neighborhoods and How to Report a Violation. • **Graffiti Hotline-** (619) 525-8522 • **San Diego Public Works- (619) 533-4207 [engineering@sandiego.gov](mailto:engineering@sandiego.gov)** This Department has info on projects (street, water, and building) **Here is where you can report Water & Sewer Problems, Potholes, Street Light outages, & find technical information. • Water and Sewer Repair Emergency Hotline- [www.sandiego.gov/water](http://www.sandiego.gov/water) or (619) 515-3525 • Street Division Service Request –<http://apps.sandiego.gov/streetdiv/> or (619) 527-7500 • Environmental Services Department Customer Service (858) 694-7000 [trash@sandiego.gov](mailto:trash@sandiego.gov) -** This is where you find info on waste collection schedules, report a missing waste bin, or info on recycling. • **Cal Trans – (858) 467-3085 <http://www.sandiego.gov/environmental-services/collection/index.shtml> • Storm Drains – (619) 527-7700 • CITIZEN SERVICES DIRECTORY-** The City of San Diego has a directory online at <http://apps.sandiego.gov/citizenservices/resource.php> –Here are a few of the topics offered:• **ABUSE-** ADULT & CHILD PROTECTIVE SERVICES -[www.sdcounty.ca.gov/hhsa](http://www.sdcounty.ca.gov/hhsa) (800) 510-2020 • **CHILDREN-** S.D. County- [www.sdcounty.ca.gov/hhsa](http://www.sdcounty.ca.gov/hhsa) (858) 560-2191 • S D Police Department (619) 531-2260 [www.sandiego.gov/police/services/prevention/victimresources/reportchildabuse.shtml](http://www.sandiego.gov/police/services/prevention/victimresources/reportchildabuse.shtml) • **MEGAN'S LIST- <http://www.registeredoffenderslist.org/megans-law.htm> -** This site has good information to help parents and friends find ways to help ensure that their children can be protected- see the 10 rules for protecting your children. We recommend that families check this site frequently as there are updates often.

**The Address of Where to make a payment of Monthly Assessments:**

**Villa Antigua HOA, P.O. Box 67660, Phoenix, AZ 85082-7660**

### **SECURITY AND SAFETY**

HOMEOWNERS please be aware that the economy is still uncertain and in these times there are those who are ready to break into your vehicle or your home if given the chance. Do NOT leave anything of value in your vehicle, put a lock on your gate (the association will make appointments with you if we need to come on your property to do repairs) and even get a monthly security service. If you do have a break-in, report it to the police and ask them to file a report, then call (858.268.0929) or email (villaantigua@sbcglobal.net) the office and we will also contact the police. This way we can show the need and ask for more of a police presence in our neighborhood. There are few things we can do, but one that seems to work is:

### **NEIGHBORHOOD WATCH**

**What Is Neighborhood Watch?** Neighborhood Watch is a crime prevention program that enlists the active participation of residents in cooperation with law enforcement to reduce crime, solve problems, and improve the quality of life in your area. In it you will get to know and work with your neighbors, and learn how to:

- Recognize and report crimes and suspicious activities
- Protect yourself, your family, and your property,
- Protect your neighbor's family and property, and
- Identify crime and disorder problems in your area and work with SDPD personnel to solve them.

The San Diego City Neighborhood Watch program is an efficient/easy way to monitor security of your street, as well as to get to know your neighbors.

A portion of Portobelo Ct. decided to set up a Neighborhood Watch, and the result has been an increased awareness of people and cars on the street, and a positive interaction with the police. One of the best things about the program has been getting to know the neighbors. The following is the process we used to set up a block party and our Neighborhood Watch:

Established core people on the street to organize  
 Contacted Bruce for emails of the neighbors  
 Sent flyers/emails about a neighborhood potluck  
 After the party, sent email questioning Neighborhood Watch interest  
 Selected a block captain  
 Established a list of contact info for each resident  
 Purchased block signs and stickers for each home  
 Attended a police program at the Villa Antigua clubhouse about the Neighborhood Watch program and crime in Tierrasanta

The police and the RSVP (Retired Senior Volunteer Patrol) are now easily available to us for questions and any actions needed. We have not scheduled any more Watch meetings. We just get together for social events! Please contact me with any questions. By: Kathy Townsend - Block Captain

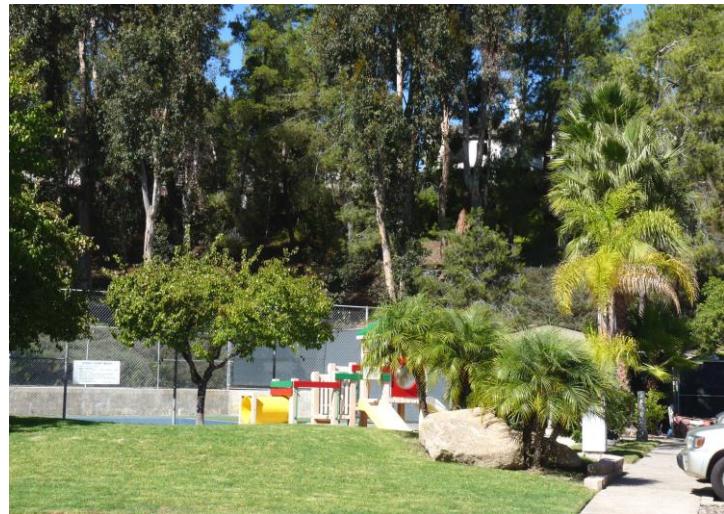
If you are interested, contact your neighbors---then contact the Community Relations Officer at our local SDPD station below. Follow their advice and keep at it! Villa Antigua is in the Eastern Division –the address is 9225 Aero Drive, San Diego, CA 92123. Phone:

(858) 495-7900...TTY: (858) 495-7995      Hours: Monday through Friday, 8:00 a.m. to 5:00 p.m. Email: sdpdeastern@pd.sandiego.gov

**Stay safe** and do not forget to protect your animals. Coyotes are becoming bolder, Raccoons are out harassing your cats and getting into things, it is snake season and bees are always around ... so take steps to plug up ways they can get into your yard and your home. Keep sliding doors and front doors locked (do not forget first floor windows), and never let anyone you do not know into your home.

**BE AWARE THAT COYOTES ARE OUT AT NIGHT!  
 THEY CAN JUMP OVER WALLS & FENCES & CAN KILL PLEASE PROTECT YOUR PETS  
 —KEEP THEM IN AT NIGHT & EARLY MORNING**





**COMMUNITY ASSOCIATION MANAGER:**

Bruce A Becker, CCAM, CMCA, AMS

**Landscape Supervisor:**

Kirk Juneau

**Landscape Crew:**

Bayani Belmonte – Foreman

Jaime Manzo & Juan Montiel- Do All the Work

**BOARD OF DIRECTORS:**

Marti Gray                      President

Kathy Townsend              Vice President

Marla Fee                        Treasurer

Christina George              Secretary

Kathryn Townsend            Member-at-Large

**Villa Antigua Homeowners Association**

5844 Menorca Drive

P.O. Box 420129

San Diego, CA 92142-0129

Email: villaantigua@sbcglobal.net

Office hours: M-F 10 a.m. – 5:30p.m.

858-268-0929

**Board of Directors Meetings** are the 3rd Tuesday of each month; except December & the Annual Meeting in April. The meetings start at 5:30 PM & are held in the office upstairs at the clubhouse. They are open to all members & residents. Please notify the manager at least one (1) week in advance if you would like to be put on the agenda.