



December 2023

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The Script

Holiday Decorations *It's That Time of Year*

With the festive season upon us, we're glad to see the community spirit shine through in your holiday decorations! As you deck the halls, we'd like to remind everyone of some important guidelines to ensure a harmonious and safe holiday environment for all residents.



While we encourage you to express your holiday spirit, please remember that decorating in common areas is subject to certain restrictions. Specifically, wrapping decorations around lamp posts, trees, and other common area fixtures is not permitted. These practices can cause damage to the property, including harm to vegetation and fixtures.

Feel free to beautify your front doors and inside windows with festive cheer. If you wish to place decorations in the common areas near your units, please do so minimally and ensure they are specific to the holiday season.

Decorations should not obstruct or hinder the work of our gardening team. If decorations impede maintenance tasks, they may need to be removed or maintenance will not be performed. To prevent any damage to your decorations, please

ensure they do not interfere with regular maintenance work. Please refrain from nailing or attaching decorations directly to Association property to avoid damage.

To maintain the community's appearance, we request that all

decorations in common areas be removed promptly after the holiday season, no later

than **January 8th, 2024**. Thank you for your help.

Wood Burning Devices

Courtesy & Safety For All

As part of our ongoing commitment to ensuring a safe and comfortable environment for all our community members, we would like to remind everyone about the policy regarding wood burning devices within our HOA. As a reminder for all units, wood burning devices such as fire pits and smokers are not allowed at Villa Del Mar HOA including your unit patio.

The smoke emitted from burning wood poses significant health risks. Fine particles from the smoke can penetrate deep into the lungs, posing serious health concerns, especially for residents with respiratory conditions such as asthma, as well as those with cardiovascular problems. Protecting the health of our community is a top

priority. Beyond health concerns, wood burning is also a notable source of air pollution, contributing to environmental degradation. Additionally, in our closely built community, sparks and embers from wood fires present a real risk of fire hazards. The potential for fire spread, as evidenced by recent wildfires, is a serious concern that cannot be overlooked.

To enjoy outdoor heating and ambiance safely, we encourage residents to explore safer alternatives. Gas and propane fire pits, as well as fire tables, offer a cozy atmosphere without the risks associated with wood burning. Additionally, outdoor heating lamps are an excellent option for those chilly evenings. These alternatives provide the warmth and comfort you seek, without compromising health and safety.

We kindly ask all residents to comply with this policy for the collective

safety and well-being of our community. Your cooperation is not only a matter of policy adherence but also a gesture of consideration towards your neighbors and the environment. Thank you for your understanding and cooperation.

2024 New Projects *VDM Projects in the New Year*

2024 will be here before you know it and this year has gone by too fast. In August of 2024 we will start a wood replacement and painting project. The focus of the project is to replace as much rotten wood as the budget allows and to protect new and existing wood by painting the trim. As a courtesy and for consistency the board has included the repainting of front doors, which is usually the responsibility of the homeowner.

In 2023 we completed our mailbox project and now have brand new mailbox clusters that have package slots for safer delivery. We have

reroofed all apartment mansards with fireproof tiles replacing the wood shingle and are finishing another seven garage mansards. We replaced common area pathway lights with new dark sky compliant down lights. The lights offer more safety for people who walk at night to light up sidewalk areas. Thank you for all your compliments and appreciation for our staffs' hard work and commitment to making Villa Del Mar a great place to live.

Pool Heating *Pool Remains Open on Solar*

To help keep assessments down the Board has authorized the pool to be switched to solar power only during December 2023 and January, February 2024. During these months the heating costs have tripled in the last couple of years with the cost of natural gas on the rise. The pool cleaning and maintenance will continue during this time and the pool will remain open.

All of us at Villa Del Mar would like to wish all of you



VDM Staff:

Manager: Rebecca Barnhardt
Maintenance & Landscaping: Chris Aguilar & Jose Angeles

VDM Board of Directors:

Brian Wienke: President
Otto Layman: Vice President
Julie Sigwart: Secretary
Leslie Ruffalo: Treasurer
Karen de Vera: Member at Large

Monthly Reminders

Street Sweeping Day: REMINDER: **NO PARKING** in the alleys and Driveways at VDM during this time. Street sweeping day is the **3rd Wednesday of every month**. This month it is **December 20, 2023**. Please do not park on the city streets between 8:00am - 10:00am. The City will issue parking tickets which are about \$45.

General Board Meeting: There will not be a General Board Meeting in December.

Important Days in December: Hanukkah Begins - December 7th. National Maple Syrup Day - December 17th. Christmas - December 25th.

