

February 2012 NEWSLETTER

OWNERS WITH RENTAL PROPERTIES – PLEASE COMMUNICATE THE BELOW INFORMATION TO YOUR RENTERS AS YOU ARE RESPONSIBLE FOR ENSURING YOUR RENTERS COMPLY WITH THE RULES.

ANIMAL FECES

Our yard maintenance workers have informed us that the animal feces on the sidewalks and yards is worse than it has ever been. We appreciate that a number of you are cleaning up regularly after your pets, however, it appears that many are not.

The contract with our yard service company states that yards littered with animal feces will not be worked in and, please note, the board can fine homeowners for this rule being violated.

There is a reason the city has an ordinance regarding the proper disposal of animal waste and why we have incorporated that into our rules. *In 1991 the EPA deemed pet waste a “nonpoint source of pollution,” which put pet waste in the same category as oil and toxic chemicals.* Pet waste is toxic to lawns, causing burns and discoloration. According to the U.S. Centers for Disease Control and Prevention, pet waste can contribute to diseases animals pass to other animals and even to humans. When an infected dog’s feces are deposited on the lawn, eggs of certain roundworms and other parasites can linger in the soil for years. Anyone who comes in contact with that soil – by gardening, walking barefoot, children playing, dogs walking – runs the risk of coming in contact with those eggs. This isn’t even taking into consideration what the runoff of water that contains dog feces does to our waterways!

When our contractor mows over animal feces, the feces can be spread around and/or caught under the mower in the grass and carried to other parts of our grounds, and to other client’s grounds. Not to mention the smell and the disgust of stepping in it!

PLEASE BE CONSIDERATE OF OTHERS AND CLEAN UP AFTER YOUR PETS!!!

TRASH PICK-UP

Our trash pick-up days are Tuesday and Friday. Please place your trash at the curb no earlier than *the evening before* a scheduled pick-up day.

Holiday Schedule

If a holiday falls on a Monday, there will be no trash pickup that day. Those with Monday-Thursday curbside service will have trash picked up that week on Tuesday and Thursday. **Those with Tuesday-Friday service will have pickups on Wednesday and Friday.** If a holiday falls on a Tuesday, Thursday or Friday, customers who normally get curbside pickup on that day will have only one pickup during the week. Wednesdays are usually used as a day for maintenance on trucks.

BUILDING MAINTENANCE

Two buildings have been completed with the new paint color scheme. We have received many positive responses to the quality of the work and the color changes.

The next buildings to be repaired and painted are: 2308-2314, 2316-2322 and 2414-2420. These will be completed over the next several months as weather permits. Providing funds are available, we would like to complete additional buildings this year.

Dues

Thank you to those of you who pay your dues in a timely manner, however, many homeowners are not. As of January 23, 2012, the dues amount outstanding was \$7,355.23. In addition to that, there are four properties in foreclosure with another one to follow soon. The dues owed on those properties is \$4,874.69.

We are doing what we can to collect all monies owed the HOA. However, it is imperative that all homeowners understand that the dues are how we pay for the upkeep of our buildings and grounds. If the dues are not being paid in a timely manner, we cannot commit to contractors.

Also, please be advised that the Board does not have any plans to raise the dues at this time.

Enclosed is your February/March 2012 statement.

BOARD MEMBERS

We are in need of board members or homeowners who would be willing to volunteer their time for special projects. We do not have the manpower to accomplish all that we would like to do. One area that needs attention is non-compliance issues. If you would like to volunteer your time, please email us or place a note in the mailbox.

2012 MEETING SCHEDULE

The meeting schedule for this year is attached.

How to Contact the Board

Our website address: www.thecommonsatcanterbury.org.

To contact us via email:

Lawn, shrub, tree issues – grounds@thecommonsatcanterbury.org

Siding, wood, paint, gutter, roof issues – theboard@thecommonsatcanterbury.org

Dues/financial issues – dues@thecommonsatcanterbury.org

To contact us via mail: The Commons, 2408 W. Quantico St., BA, OK 74011