

Villagio

at Rancho San Clemente HOA

August 2016



BOARD OF DIRECTORS

Dan Gutierrez ~ President
Robert Speidel ~ Vice President
Ashley Fox ~ Treasurer
Justin Brown ~ Secretary
Jerry Anderson ~ Director

Master Delegate ~ Jerry Anderson
Master Alternate Delegate ~ Vacant



RANCHO SAN CLEMENTE

2016 BOARD MEETING SCHEDULE

August 18, 2016 (3rd Thursday)
September 15, 2016 (3rd Thursday)
October 20, 2016 (3rd Thursday)
November 17, 2016 (3rd Thursday)
December 15, 2016 (3rd Thursday)

Time: 6:30 p.m.

Location: Community Center, Multi-purpose Room



Community Manager: Sandrine Oblak
e-mail: soblak@curtismanagement.com

Assistant Manager: Anne McCann
e-mail: amccann@curtismanagement.com

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PROPERTY INSPECTIONS

Monthly property inspections are conducted to ensure that the common areas and individual lots are being properly maintained. To maintain aesthetics, it is also the Board's obligation to ensure that the CC&R's are being adhered to; therefore letters will be sent for any noted violations.

If you happen to get a letter, please correct the problem. Try to remember that letters are sent out to ensure that the Association remains the beautiful community that it is today.



VILLAGIO BLOCK PARTY!

Hello Villagio! Don't forget to save the date! Saturday, August 6th is our 10th Annual Community block party from 3pm until? Friends, Food, and Fun! Salsa making contest! This is a great way to catch up with neighbors and meet new ones! We look forward to seeing you there!

The Presidents Corner-
Dan Gutierrez –HOA Board President



NATIONAL NIGHT OUT AUGUST 2, 2016

Tuesday, August 2nd is the annual National Night Out. This is the night to turn on your outside lights, greet your neighbors and show that you are taking a stand against crime. This would be a good opportunity to meet any new resident in our community and welcome them to our neighborhood.

For more information and/or registration visit:
www.natw.org or call: 1-800-648-3688

... the best way to prevent crime is to know your neighbors and your surroundings. National Night Out triumphs over a culture that isolates us from each other and allows us to rediscover our own communities.

Kay Bailey Hutchison ~ Senator

*Alone we can do so little;
together we can do so much.*

~ Helen Keller



DON'T FALL VICTIM TO THE WEATHER

During the summer months many of us open our windows and doors for ventilation. Remember - it is never a good idea to leave your house unsecured even if you are just running to the grocery store.

Criminals look for an opportunity for crime and an open window or door is such an opportunity. This includes your garage. Take the time to shut and lock the windows and doors to your home before you leave.

GARAGE DOOR REMINDER

In accordance with our rules and regulations and for your own protection, please keep your garage door closed at all times except when entering/exiting.

PARKING REMINDERS

Only vehicles with permits or that are "safe listed" should be parked on the streets at any time. Please review the association's rules & regulations for a complete review of the parking rules.

KNOW WHO'S KNOCKING

If you subscribe to Angie's List, you may have seen a previous article in their brochure titled **Know Who's Knocking**. In short, it is an article about not being fooled by that 'doorstep deal'. These are the door to door solicitors who want to pressure you into signing a deal that day for painting, landscape work, security systems, etc. You cannot always tell the good guys from the bad guys by their appearance. Many times these solicitors are scammers.

This article emphasized the 3 'V's': Vet, Verify and Validate before hiring.

- **Vet:** Take time to investigate. Request licensing information as well as local references.
- **Verify coverage:** Make sure the contractor has adequate insurance coverage to include liability and worker's compensation. Get a certificate of insurance directly from the insurance company.

- **Once you hire:** Never provide full payment in advance. Do not relinquish control of funds until a job is completed to your satisfaction.

CHILDREN AT PLAY

Schools out so please be extra cautious and keep an eye out for children. Driver's please abide by the speed limit and obey all stop signs. Parents, please don't let your children play in the streets. Take advantage of your great back yard and parks nearby. We want everyone to have a safe and wonderful summer.

COMMON AREAS

Everyone shares a common interest ownership in the common area. Please look at the neighborhood as if it were your own. Please properly dispose of your trash in a trash container, pick up after your pet, and if you see something that needs attention, please send an email to Curtis Management so they may inform the Board of Directors. An ounce of prevention is worth a pound of cure.

PET REMINDERS

It's easy as A..B..C..

Always leash your dog when outside the confines of your own home/yard.

Be aware of your pet's actions while you are away. Check with neighbors to see if your pooch is a barker while you're out.

Clean up after your pet. Don't go out for a walk without a clean-up bag.



ARE YOU FIRE READY?

Everyone in our community should prepare themselves for the risk of fire (not just wildfires). The association urges all residents to create an emergency contact system so you have a place where you or your family members can call or log into remotely for information. Plan multiple escape routes from your home and out of the community in case one way is blocked. Make sure your insurance coverage is adequate; take a detailed inventory of your home.

There may also be simple steps you can take to make your home less vulnerable. Check with our local fire department to see what you can do. There

are also some informative websites on fire prevention. Check them out at:

www.usfa.dhs.gov/citizens/index.shtm
www.firesafety.gov/
