



BOARD OF DIRECTORS

MAY/JUNE 2013

President	Jim Foley
Vice-President	Frank Hedges
Secretary	Laurel Smith
Treasurer	Gloria Felcyn
Director	Anna Scicinska
Director	Dave Katleman
Director	vacant

VINEYARDS WEBSITE

www.vineyardsofsaratoga.com

- Vineyards News
- View monthly newsletter
- HOA Board meeting minutes

Want to receive e-mail alerts? Please e-mail your name and unit number, indicating if you are an owner or tenant register@vineyardsofsaratoga.com

HELPFUL CONTACTS

To report problems with outdoor lights or sprinklers and request repairs please call or e-mail our manager:

Luis Heredia, Association Manager

Community Management Services

Telephone 408-559-1977

Fax number 408-559-1970

lheredia@communitymanagement.com

To apply for car parking stickers call

Security at 408-806-0729

To report a crime or suspicious behavior to the local Sheriff call

408-299-2311



THE NEXT BOARD OF DIRECTORS MEETING

The next Board of Directors meeting is on to Thursday June 13th at 7:00pm.

The agenda for all board meetings is posted in advance at the entrance to the Clubhouse. Monthly meetings are open to all homeowners. The 15-20 minute *Open Forum* session at the start is a great opportunity to have any issues heard by the board, the association manager, and others present, and to ask questions about any projects or decisions that have been addressed by the board.

Following *Open Forum*, the meeting is limited to those issues posted on the agenda. Homeowners are welcome and encouraged to stay and observe, but this part of the meeting is closed to owner participation. Minutes of all meetings are posted on the website after they have been approved at the next board meeting.

The results of the run-off election were announced at the last board meeting. We welcome Mr. Dave Katleman to the board of directors. The board decided to retain the previous officer positions on the board.

The board would like to thank Mr. Ruut Van Den Hoed for his many years of service and contributions to the board and the Vineyards community.

There remains one vacant seat on the board for the term that expires early next year. The board is currently deliberating how to fill this vacancy.

MAY/JUNE NEWS

Both pools and the hot tub are now open. **Please be sure to review the posted pool and hot tub rules at the start of the season.** Pool hours are 10am to 10pm. Remember to be considerate to the neighbors living around our pools and to other pool users - no loud music, running, shouting or screaming!!! For insurance reasons children under 18 must be accompanied to the pool by an adult resident at all times. Infants in swim diapers are **not** allowed in the water. If you need a key for the large pool or the new key fob for the small pool and Clubhouse contact Luis at CMS.

Guests must be accompanied by their resident host at all times with a maximum of 4 guests per unit. Please do not leave your guests alone at the BBQ area or poolside.

The large dumpsters will be available for disposal of your bulky items from May 17th to 28th. Please do not use these to dump paints, oils, computers, tires or any toxic and flammable items. Cardboard moving and shipping boxes should be flattened before being thrown out.

CLUBHOUSE UPDATE

Work on the Clubhouse continues to move forward. The exterior and interior bathrooms have been tiled and are close to completion. Interior surfaces have been painted. The next step is to choose replacement carpets and new furniture. This will be followed by the kitchen remodel.

UPCOMING REPAIRS

Repair and replacement of rotten fencing panels are being planned over the summer months. Jim Foley and Luis Heredia will meet with the contractor before he performs a thorough external inspection of all fences. Homeowners should report any damaged fencing that is visible only from the **inside** of your patio area to Luis at CMS by e-mail by the end of May. The painting project will follow any necessary repairs.

SIGN UP FOR E-STATEMENTS and ONLINE PAY PORTAL

You can save our HOA money if you receive your monthly assessment statements and the newsletter by email. It's easy to go green! Soon you could be receiving your statements and newsletters in your email. You will also receive the annual budget and financial audit documents by email as well. This is an even greater \$\$ savings to the HOA.

Have you registered on the Association's Pay Portal for monthly dues? The Pay Portal will allow you to view and manage your account in real time. You can pay your monthly assessment by e-check at no cost to you or the HOA. Sign up today!

Call or email the association manger, Luis Heredia to register.

BBQ SAFETY

As the weather warms up please be aware of some fire safety concerns. No fire pits or open flame BBQ grills are allowed on balconies or patios. There is a communal gas BBQ next to the big pool for open flame grilling. If in doubt please check - call Luis Heredia.

NEW LANDSCAPE COMMITTEE

Laurel Smith chairs the new landscape committee. The other members are Gail Hugger, Claire Walters, Marlen Wightman, and Chris Burns. On Fridays, Dooling Landscaping carries out routine maintenance tasks - grass cutting, leaf blowing and such. New and replacement planting and repairs take place on Mondays. Several new trees have been planted in the last couple of months.

RECENT LETTER FROM SAN JOSE WATER

San Jose Water recently sent out a letter to all its customers advertising Home Emergency Insurance to cover the exterior water service line. Since the HOA owns the water system for the Vineyards, from the street at Saratoga Avenue, and takes care of all repairs, Vineyards homeowners can ignore this letter.

CC&Rs, BYLAWS, RULES AND REGULATIONS

At the last board meeting, a proposal was made to get a cost estimate for a professional revision of the Vineyards official HOA documents. The Rules and Regulations were last updated 22 years ago! The CC&Rs and Bylaws also need to be brought up to date with current California and County laws.

SAVE THE DATE

The Vineyards Summer Pool Party will be held at the big pool on Sunday July 14th in the afternoon. Volunteers are needed to help with the event. Please contact Anna Scicinska at newsletter@vineyardlane.org if you'd like to help.

THE NEWSLETTER AT A GLANCE

LAST MONTH

New board member – Mr. Dave Katleman
Clubhouse progress – bathrooms and painting
Pools and hot tub open for use
Work orders for pest control and outdoors lights

NEXT MONTH

Board meeting – Thursday June 13th @ 7:00pm
Dumpsters for bulky trash – May 17 to 28th
Exterior inspection for fencing repairs
Save the date – party at big pool – July 14th

NEWSLETTER

This month sees our first double-sided newsletter! If you are interested in joining the newsletter committee or contributing to the look, feel and content of future newsletters please contact Anna Scicinska at newsletter@vineyardlane.org. We continue to welcome all input into our Vineyards newsletter.

Anna Scicinska, Paula Camporaso and Linda George

