

Delmonico HOA

Please Visit Us: www.DelmonicoHOA.com

MAY 2023

2023 Summer Newsletter



Board of Directors:

The Board consists of homeowners who volunteer their time to serve our community. For those of you who don't know us we are:

Beth Stearns (President)
Iona Lee (Vice President)
Liz Klingensmith (Secretary)
Jana Frey (Treasurer)
Frank Hibbitts (Director at Large)
Peggy Pryde (Director at Large)
Carolyn Moyer (Director at Large)

The Board makes the financial and contractual decisions for the Association. If you wish to speak with a member, please contact the Property Manager. The Board meetings are held during the year in April, June, July, August and the Annual & Budget meeting in September. Please contact Derek to verify the date/location or to be placed on the agenda.

Have an extra Parking Space?

If you are interested in renting your extra space, please submit your space information (price each month) to Derek for posting on the HOA website.

2023 Reserve Projects:

The primary projects for this year are replacing sections of bad sidewalks and replacing old wood windows wells (7).



Dog Owners - Pet Pickup Stations:

There are 4 stations for your use, 2 on the west side and 2 on the east side of the community. Some of the Association Common Areas are still being littered with pet waste.

Dogs must be cleaned up after immediately and they MUST be on a physical leash at all times.

If you're a pet owner, do your part and help keep the community clean. The HOA may compel a resident to remove a pet if continued or serious infractions occur.

Front Light Fixture:

Please turn on your front light fixture, it should have a dusk-to-dawn sensor so it turns off automatically. This will help improve the overall lighting for the community.

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RowCal:

As our property managers, RowCal implements all of the Board's decisions. Any Association questions can be forwarded to:

Derek at 719-471-1703 or Derek.Patterson@RowCal.com.

Dues Payments go to: Delmonico HOA c/o RowCal PO Box 936 Commerce, GA 30529

Any homeowner who has a problem, comment or suggestion is asked to submit a letter to RowCal for proper follow-up and Board review.

The address for correspondence:

RowCal PO Box 421150 Minneapolis, MN 55442

Rule Reminders - Be Neighborly and Courteous:

- With the past impacts of the COVID-19 pandemic, everyone's lives could have been changed in some manner. Many residents are now working from home ... other family members are also at home and playing outside.
- Please try and limit any outside noise, use the neighboring City Park (Golden Hills Park) if you can and respect the quiet hours in the community. There will need to be a little give and take from everyone, please do what you can.

2023 Special Roof Assessment:

As a reminder, the SA is due by August 31, 2023; and that fee will pay for having new roofs installed on 10 Buildings along the western side of the community.

HOA Insurance:

The Master Insurance policy carrier is CB Insurance, office: 719-228-1070. Any questions on what coverage you should have as an owner or non-resident owner (rental home), please call Ronda Ashley.

If you have questions about filing a claim under the policy, call RowCal. The Master Policy has a per claim deductible of \$25,000.00. It is strongly suggested you have Coverage A. Dwelling and/or Loss Assessment coverage for your Unit.

Architectural Control Committee / Review:

If you plan on making any exterior change to your home, your plans must be submitted to RowCal for Association review. This includes changing any original or other structural item (patio decks, stoops, central air conditioning, screen or security doors, replacement windows, doors, etc.). **Other items that require approval are satellite dishes, internet broadband dishes - their mounting location is very important and must be reviewed.**

NOTE: If an item is installed without approval, the owner will be subject to removal of the item and fines - pending an after the fact submittal and review process. If you are unsure about an item, please ask first.



Please Keep It Slow - Caution!

Please drive slow while in the community ... adults, family members and pets may exit from a carport area or sidewalk without being easily seen. Recreational games and sports, motorized scooters, roller blades, skateboards and street hockey are prohibited. Resident are encouraged to utilize offsite City parks.



Bicycle Storage Area: If you have a bike in the enclosure, it must have an ID sticker attached, be in serviceable condition and locked to the bike rack.

The storage area will be inspected in early June and any bikes not meeting the above criteria will be removed and donated.