

Tierra Shores Homeowners Association

January 2023 Newsletter



*A Newsletter for our Members of the
Tierra Shores Homeowners Association*

ASSOCIATION MEETINGS

Board of Directors Meetings are held monthly. The next association meeting is scheduled for Wednesday **January 25, 2023, at 5:00 pm**. Homeowners are encouraged to attend the General Session at 6:00 pm. Meeting agendas are posted 4 days in advance and are in the agenda box in front of the clubhouse area.

RULES AND REGULATIONS

Many homeowners have taken pride in their community by consistently keeping their property in compliance with the Rules and Regulations. Thanks to those residents who have participated in making our community a better place.

In the coming months, detailed inspections will be performed. As a reminder to everyone, please ensure you are maintaining your landscape, touch up the paint on various areas of the home as needed, storing the trash cans out of view of the common area/streets and refrain from parking inoperable/stored vehicles in the community.

The Board would like to encourage everyone to keep the curb appeal up along with the value of the homes. Inspections are ongoing and we hope everyone will be in compliance.

HOLIDAY DECORATIONS

We hope you enjoyed the holidays. As January is coming to an end, please remember to remove all holiday decorations/lighting by February 1, 2023.

TRASH CANS

Please remember to bring in your trash cans after trash pick-up. Trash cans should be stored out of view of the community at the end of trash pick-up day and **NO LATER** than noon on Friday and should not be brought out until the morning of trash pick-up day



INFORMATION FOR LANDLORDS

If you are an owner who leases/rents your unit, we'd like to make the leasing experience successful and positive for everyone by informing you of your responsibilities. This will help preserve your property value specifically and maintain the association's property value in general.

Your tenants may not be familiar with common-interest community living. Please take a few minutes to explain to them that living in a community association is very different from living in a rental apartment community. Specifically, your tenants, like all residents, are subject to the rules and regulations of the association and it's up to you to educate them and see that they comply as the responsibility lies with you.

We recommend you provide your tenants with written copies of all rules and advise them on the proper use of the association's facilities. You can obtain copies of these and other useful documents from your community website.

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ASSESSMENTS

Please remember to pay your assessments prior to the 15th of every month to avoid any late fees. We look forward to continuing our focus on maintaining a solvent budget for 2024! Two important facts that benefit homeowners living in an association are as follows:

Financial Stability

A well-managed HOA has a reserve study in place and funds available for future common area repairs and capital improvements, thereby reducing the likelihood of needing a special assessment.

And the number one benefit of living in a well-managed HOA...

Helping Maintain Property Values

Since residents are held accountable to deed restrictions, homes and common areas are consistently taken care of and well-maintained. Having a well-kept home in a well-kept neighborhood is what makes living in an HOA desirable to a lot of home buyers.

VOLUNTEERS NEEDED!!!

Are you interested in having social activities for the community? Ice Cream Social? Summer BBQ's? Movie Nights? We need volunteers. Bring your ideas and suggestions!!! We need more homeowner participation. Let's enjoy getting together and planning activities for the upcoming summer months!



COMMUNITY WIDE GARAGE SALES

Stay tuned for additional community garage sale dates. The garage sale banners will also be located at the entrance a week prior to the event.

PROFESSIONAL MANAGEMENT

MANAGEMENT COMPANY

OPTIMUM PROFESSIONAL PROPERTY MANAGEMENT

Office: (714) 508-9070 / Fax: (714) 665-3000

Office Hours: Monday-Friday

8:00 a.m. to 5:00 p.m.

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Maintenance Option 3