

# NEWS VIEWS

Country View HOA

January 2016

www.cvhoa.org

## Board of Directors

Dan Schilling –  
President

[danschillingcvhoa@comcast.net](mailto:danschillingcvhoa@comcast.net)

Gladys Ford –  
Vice President

Kathy Steigauf –  
Treasurer

[KathySteigauf@aol.com](mailto:KathySteigauf@aol.com)

Christy Roland –  
Secretary

Patricia Molina –  
Director

Newsletter editor:  
Carol Rossi



**ANNUAL MEETING**

**January 27, 2016**

**7:00 p.m.**

**Crow Canyon  
Country Club**

Professionally managed by: Community Association Management

[www.HOAsManagement.com](http://www.HOAsManagement.com)

Patti Hoster, Association Manager

6088 Sunol Blvd., Ste. 100, Pleasanton, CA 94566

(925) 417-7100 Ext 206 • fax: (925) 426-7717

[patti@hoasmanagement.com](mailto:patti@hoasmanagement.com)

## COUNTRY VIEW HOME OWNERS ASSOCIATION

### Monument Sign

Please take a moment to stop and admire the newly refurbished Country View sign at the corner of Tahiti Drive and Crow Canyon Road, now bright and beautiful again thanks to the efforts of Paul Cahalen. Paul removed the old coating plus years of tarnish and grime, then applied a new top coat to restore the original luster of the brass. The next step in the project is to remove the dead and overgrown shrubs in front of the sign and refresh the site with new plantings. When completed the corner will once again be an attractive and welcoming entrance into Country View.

### Dumping in the Common Area

Homeowners be aware that dumping anything in the common area, including "clean" soil removed from backyard projects, is prohibited by the Country View CCRs for several reasons besides being unsightly.

- Rainwater can wash excavated soils into v-ditches, storm drains and other runoff control systems, causing blockages and the need for extra cleaning and maintenance.
- Soils may contain contaminants which can be spread into the common areas.
- Excessive soils may make our already unstable hillsides more prone to slides and could also slide or wash onto sidewalks or another neighbor's property.
- Large piles of dumped soil can interfere with annual weed abatement mowing.

Please inform hired contractors BEFORE THEY START WORK that dumping any debris or "spoils" from a project into our open spaces is a violation of Country View CCRs and they will be required to clean up the debris at their own expense. Homeowners please remember that the open spaces belong to all of us and are home to native wide life. They are also there to preserve our "country view". Help keep them clean and undisturbed.

### Vehicle Break-ins

Vehicle break-ins and petty thefts always seem to rank in the top five crimes on the weekly San Ramon police log and, in fact, several of these crimes occurred recently on Tahiti Drive and Barbados Drive in Country View. Petty theft is a minor annoyance but it can escalate to major aggravation, time waster, and expense if the thief breaks a window or pries open a door on your vehicle to steal a \$10 item left on the seat. You will have an even bigger problem if your entire vehicle is missing. The best solution to prevent vehicle theft is to keep your car inside your closed garage or parked in the driveway. But if that is not possible there are ways to reduce the possibility your vehicle will be targeted.

Don't think your vehicle is safe from theft or burglary because it is an old "beater". Sometimes these are targeted by thieves because they have no security system and are easier to steal. A simple bar lock on the steering wheel can deter thieves because they don't want to waste time removing it. Newer model vehicles are more enticing, so ensure yours has a working alarm or visual deterrents indicating the vehicle has a tracking system.

Never leave any items visible inside the vehicle including backpacks, clothing, shopping bags, or boxes. Even though these items may be of little value, they arouse the interest of thieves who may break a \$500 window to investigate the contents.

Don't leave out things like phone leads, sat nave holders, or sun glass cases. These items suggest there is more valuable booty hidden inside consoles and glove boxes or under the seat. Similarly, receipts, paperwork, mail and other such items hint at checks, account numbers, and other personal financial information that thieves covet.

Easy "pickens" draws opportunistic thieves to our neighborhood where they may also investigate unlocked doors or open gates. Don't attract their attention in the first place!

### **From the Architectural Committee**

It is wonderful to see all the improvements being made throughout the neighborhood. In order to set proper expectations regarding the approval process, let's review a few items. The committee needs a hard copy of the application so two board member signatures are documented. If you choose to email your request, it must be followed up with a hard copy or it will delay your approval. The committee has 30 days in which to review the application and make a decision and 15 days to communicate the decision to the applicant. We have been receiving applications days before the work is scheduled to begin and this makes approval very challenging. We appreciate your attention to our request of getting your application to us before the work starts and we will ensure your application is reviewed in a timely manner.

Several projects have been started or completed without Board approval. This may cause costly modifications or removal so in order to protect yourself, get approval first.

As a reminder, all work on a project must be completed within 90 days of the notification of approval. If the applicant anticipates that work will not be completed within that time frame, the applicant may request one 30-day extension prior to the expiration of the original 90 day period. If work is not completed within the 90 day time frame, and if no request for extension is received from the applicant, all work must cease and the applicant must submit a new application to continue work.

Thank you for helping us make Country View beautiful.

### **Pet Waste**

The Association management continues to receive complaints that some dog owners let their dogs relieve themselves on others' lawns and property. Pet waste transmits disease. Pet owners are required by city ordinance and basic courtesy to clean up after their animals. Last year a pet waste collection station was installed on Tahiti Drive to assist with this task and is well used. We need 100% compliance to end this nuisance.

#### **2016 Board Meetings**

January 27, 2016 – Annual Meeting – Crow Canyon Country Club

February 2, 2016 – 7:00 p.m. – San Ramon Community Center

April 5, 2016 – San Ramon Community Center

June 7, 2016 – Country View Tennis Courts

August 2, 2016 – Country View Tennis Courts

October 4, 2016 – 7:00 p.m. – Country View Tennis Courts

December 6, 2016 – 7:00 p.m. – San Ramon Community Center