



Mission Plaza

Community Association

AUGUST 2010

NEWSLETTER

MONTHLY BOARD MEETING-

August 17, 2010 at 7:00 PM located in the clubhouse.

PETS AT THE POOL

Pets are never permitted in the pool area. Only dogs that are certified working ADA dogs or Seeing Eye dogs are permitted. Residents who have their pets in the pool areas will be sent a violation letter and could be called to a hearing and fined. Residents who allow their animals to enter the water will pay for any cleaning or draining of the pool that has to be done.

PET WASTE Residents have reported that pets living in the 3 story buildings have been urinating in the hallways. Do not allow your pet to urinate or defecate in the halls. Should your pet have an accident please clean it up immediately. Thank you for your cooperation.

HOUSEHOLD TRASH

When taking out your garbage please take it directly to the dumpster. Do not leave it in the hallway or landings as it leaks out into the carpet and cement, leaving stains that are difficult to remove. It also leaves a foul odor in the halls and walkways. Residents who are found to be leaving their trash in the halls and walkways will be sent a violation letter and could be called to a hearing and fined.

NEW LAUNDRY EQUIPMENT

In the next few months new laundry equipment will be installed in all laundry rooms. The new equipment will be front loading washers and dryers. The price to wash will remain the same. Dryers will be 45 minutes for 75 cents. The machines will no longer take coins and will use a card system that you will be able to charge up onsite with your own credit/debit card. There will be two locations where you will can charge your laundry card, one of which will be at the clubhouse building and the other is yet to be determined. Each condo unit will receive one \$3.00 card from WEB Laundry Services to start the program.

REPLACEMENT WINDOWS and SLIDER DOORS

Replacement windows and doors must be to city code and HOA compliant. If you are planning to replace your windows and/or slider doors you are required to submit your request to the Board of Directors , Attention of: Architectural Committee, Howerton Mgt., 8305 Vickers St. #211, San Diego CA 92111. Please include a detailed description of the windows and doors along with the vendor's diagrams before you pay anything to the vendor.

POOL AND BBQ GATHERINGS

Because some residents invite over 20 guests to use the BBQ and pool amenities on summer weekends, thus denying access for the other residents, the Board voted unanimously to limit the number of guests per unit to 6. This number applies for use of the pool and the picnic

the number of guests per unit to 6. This number applies for use of the pool and the picnic tables at the BBQ sites. Any resident who wants to invite a larger number of people may reserve the wooden tables near the clubhouse only if they contact Howerton Mgt. prior to the event, and get their name on the picnic table list. Access to the pools or spas is not included in that permission policy. This policy became effective July 4, 2010 after a 30 day comment period.

INSURANCE-NOTICE TO ALL OWNERS

You are encouraged to have homeowners insurance on your unit which covers the interior of your unit such as cabinets, carpeting, paint, tub enclosures, etc. The association's master policy only covers the common elements, which would be the drywall out to the exterior. This does not include your air conditioner/heater nor does it cover anything that is exclusive to your unit. If you rent your unit please require your tenants to have renters insurance to cover their personal belongings as most homeowners' policies do not cover a tenant's personal items. Regardless of the cause of loss you are still responsible for your personal items including all interior finishes such as carpeting, cabinets, light fixtures, etc.

FUTURE NEWSLETTERS. This will be the last door-to-door newsletter published. In future, newsletters will be posted at the mailboxes, the Clubhouse, and the Mission Plaza website: www.missionplaza.org.

WATER SHUT OFF- Elective, non emergency work and maintenance that is being done in your unit that requires the water to be shut off should be scheduled only on Wednesdays and Thursdays between 9:00AM and 3:00PM. You must also notify Howerton Management not less than 48 hours prior to a planned shut off.

REQUESTS and COMPLAINTS- Send all requests and complaints to Howerton Management in written form. The Board will not consider any complaints that are anonymous. You must include your name and address. Howerton Management is located at:

Howerton Management Services
8305 Vickers Street., Suite 211
San Diego, CA 92111
Phone: 858-569-1793
Fax: 858-569-2005
Website:

Please do not contact individual Board members with these requests and complaints. They should be sent to Howerton Management.

SECURITY- Heritage Security is the onsite security service that provides patrol service in the evening, Should you need to contact security their numbers are:

Guard Phone: 619-379-6960.

If you are unable to reach courtesy patrol by 10:30 PM call duty supervisor Duty Supervisor: 619-843-2776.

If you have a medical emergency or fire please call 911.