



The Redwoods HOA

JUNE 2023 *** NEWS

MOVIE NIGHT VOLUNTEERS NEEDED

Movie night returns in July by popular demand!

Debby Kelly will be heading our movie night in July, but will need help with the set up and cleanup.

If anyone would like to volunteer to help, please email kathy@thehoateam.com or leave your information with Nancy at the Redwoods office.

BALCONY PROTOCOL

"A considerate neighbor is a good neighbor"

- Never hose your balcony. Use a broom and pick up all debris or use a damp mop. It is unfair for a neighbor below to endure dirt and mud on their patio or to be rained upon!
- Put saucers under all potted plants to catch excess water.
- No storage is allowed.
- Pets are not allowed on balconies unattended.



JUNE 18th

COMMON AREA



Often times, residents can be seen sitting on lawn chairs in the grassy area by the Pool socializing with neighbors.

Please be reminded to not leave chairs on the sidewalk to allow pedestrians an unobstructed, safe, pathway.

PARKING - WARNING

Please be reminded that parking permits are required on all vehicles parked in open parking during the hours of 6:00 p.m. to 6:00 a.m.

Vehicles found without a permit or with a permit on a vehicle other than the one that was assigned at the time of registration, will be towed at the registered owners expense.

Important... The parking permit must match a specific car and license plate that was assigned at the time of registering the car with the association.

AIR CONDITIONER MAINTENANCE

Repairs, Replacement and Maintenance of Air Conditioning units is a homeowner responsibility (exclusive use).



Our warm weather is here, and many residents are now running their air conditioning units to keep cool, but may have overlooked important preventative maintenance. Because Air Conditioning units sit unused during the winter months and collect dirt and debris, it is recommended that Air Conditioning units be inspected and serviced by a qualified a/c specialist at the beginning of summer. (clean/change filter, etc.)

The Air Conditioning experts have advised us that during the summer months when the a/c is being used frequently, **a/c filters must be cleaned/changed frequently**. Proper maintenance will insure that your a/c is running efficiently and will help to extend the life of the a/c.

If you are not sure of how to properly maintain your a/c, you can search on line for the manufacturers recommended maintenance guidelines.

If you are considering replacing your air conditioning unit, you must get architectural approval in writing prior to installation. Please keep in mind that the A/C unit must fit in the original space.

Contact Kathy at Team or Nancy in the Redwoods office for an architectural request form and the approved specifications.

For all your Association needs call:

**Team Property Management
(714) 639-8484
Kathy@thehoateam.com**

**Redwood's On-Site office hours:
Monday, Wednesday and Friday
2:00 p.m. to 7:00 p.m.
(714) 541-8636 on site office**

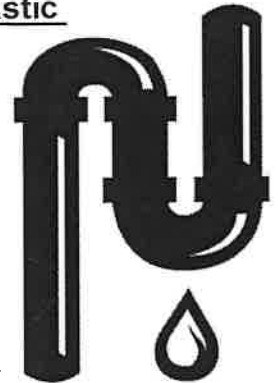
Be Safe and Have a great Month!

Be Pro Active Prevent Water Damage

Taking preventative steps can save you from costly emergency plumbing calls and water damage to your unit and/or your neighbors.

Supply lines and angle stops can burst without warning! Replace them BEFORE they burst!

- Routinely inspect under sinks and behind toilets for signs of leaking or corroded pipes.
- **Replace any pipes that look corroded or show the first signs of leaking.**
- Check all supply lines to your dishwasher, ice-maker, toilets, under sinks, behind toilets, etc. **Replace all plastic supply lines with braided, flexible stainless steel supply lines.**
- **Replace angle stop under sinks**
- Inspect all caulking around your tub/shower area, shower head, over-fill, etc. (Missing or old caulking will allow water to seep down the inside of the wall). **Replace caulking that is old and/or missing.**
- Replace wax seals at the base of the toilet.
Note: Tile flooring in a bathroom requires a **double wax seal.**



The cost to replace old supply lines and pipes **BEFORE** they break, will be far less expensive than the cost for water restoration services and property damage that can total thousands of dollars.

Tenants....please report any signs of plumbing problems to your landlord immediately.