

Woodgate Glen HOA

Summer 2019

Board Meetings

Board meetings are held on the 4th Monday of each month at the offices of: Focus Real Estate & Inv., Inc. Upcoming Meetings:

| | |
|------------------------|------------|
| Sept. 23 rd | 6:30 p.m. |
| Oct. 28 th | 6:30 p.m. |
| Nov. 25 th | 6:30 p.m. |
| December | No Meeting |

Agendas are posted at the bulletin board at the pool and on the website.

www.woodgateglen.com

2018-2019 Board of Directors

The ballots were counted at the Annual meeting. Here is your 2018-2019 Board of Directors:

| | |
|------------------|----------------------|
| President: | <i>Brent Swinth</i> |
| Vice President: | <i>Adriana Call</i> |
| Treasurer: | <i>Tammy Zenner</i> |
| Secretary: | <i>Renay Hincer</i> |
| Member At Large: | <i>James Inskeep</i> |

Management:

Focus Real Estate & Inv., Inc.
3936 Mayette Ave.
Santa Rosa, CA 95405
Ph. 544-9443 Fax: 544-5418

Melissa Woehrle, Property Manager
Melissa@focus-re.com

After Hrs. Emergency: 544-9443 x123

Thank You !!

For the first time in many years, all five seats on the Board of Directors are filled! Thanks to all homeowners who voted, those who volunteered to join the Boar. **Thank you to Jan Story** for your years of hard work on the Board of Directors and the Parking and AC Committees. Please welcome your new Board of Directors: Brent Swinth, President; Adriana Call, Vice President; Tammy Zenner, Treasurer; Renay Hincer, Secretary; and James Inskeep, Member at Large.

Landscaping

The landscape project is almost complete! **Thank you to Cheryl Louise** for her willingness to continue diligently working over the last few years acting as the Landscape Committee Chairperson, and the liaison between the Board and the landscapers. Cheryl has contributed many hours, days, and weeks to improve & embellish the landscape throughout the complex and has worked attentively to help get the irrigation replaced along with new plants and mulch.

If you have concerns or see any new plants not getting water or looking unhealthy for any reason, please contact management at (707) 544-9443 x102 with location of plant and details.

Tree trimming has begun along Wall Place and Harvest Lane. Atlas Tree Care will continue to prune trees that are overgrown and remove trees where roots are encroaching on the plumbing and irrigation systems.

Thank you for your assistance.

Dog Owners



Please keep your dog on a leash – it's a rule at Woodgate as well as a City ordinance. Also, please remember the CC&Rs state that you may not, at any time, have more than two (2) pets. This includes dog-sitting. If you see a loose dog or need to report an incessant dog barking issue, please call Animal Control at (707) 565-7100.

Management has received multiple complaints recently of dogs being left on patios all day barking at passersby. Additionally, there are many areas where the foul odor from dog waste accumulating on patios is overwhelming. Neighbors are encouraged to call Animal Control and Management if dogs are being allowed to bark all day or if owners are not picking up after their dogs regularly. If you are found to be in violation, you will be fined. Please remember to always carry a bag and pick up after your dog. As well as, the HOA has provided dog bag station though out the complex. Please report to Management if you see someone violating these rules.



RATS!!!

The Board has recently been made aware of the growing rat population in our area. This is not uncommon being that we are near the creek, the school, and the shopping center which houses restaurants and a grocery store. According to the CC&Rs pest control is an Owner responsibility. However, due to the high number of calls and concerns being brought to our attention; the Board has contracted with a pest control company to place bait boxes throughout the Common Area. The bait boxes cannot be opened by children or pets; however, no one should touch or move them. The material inside the boxes is not harmful to pets or wildlife that may be above the rats on the food chain. Homeowners are encouraged to have your unit and crawl space inspected and treated if necessary. You should also take care to remove excess debris, ivy, woodpiles, etc. from your patio and do not ever leave pet or bird food out in the patio as these are major attractants for rats.

Pool Gate & Surveillance System

By now everyone should have picked up a new pool key card. This card is registered to your unit and should not be given out to anyone. Some residents have expressed concerns about the new pool surveillance system. Currently the system is off-line until all of the details are worked out. Once the details are confirmed, a notice will go out to all Homeowners.

Creek Fence Update

As you are probably aware, the Board has been working with the City of Santa Rosa on a plan to install a fence along the full length of the creek. Our attorney has presented our plan for this fence to the Santa Rosa City Permit Department for approval. This has been an extremely long process and we hope for a final approval soon. Many people have contacted Management about transients in and around the complex. It is important for residents to call the police any time there is a concern with trespassers. Please remember that neither the Board nor Management may enforce the law. The HOA only enforces the governing documents of Woodgate Glen HOA. However, Management can send someone to come and clean up encampments and debris that is left behind. Again, thank you for your assistance.

Committee Members Needed

There is a need for Committee members to join the Landscape Committee, Architectural Control Committee, Parking Committee, and Pool Committee. If you would like to take a more active role in the HOA and you are interested in serving our community in one of these very important roles please contact Management.

Stay Informed

Homeowner are welcome and encouraged to attend all Board meetings. The meetings are held on the fourth Monday of each month except December. At these meetings you can find out exactly what the Board is discussing, voting on, and proposing. There are a lot of things happening in our community and we hope to see more homeowners keeping themselves informed. Homeowners may request copies of board meeting minutes 30 days after the meeting. Jennifer Gosselin has agreed to act at the Chairperson of the Communication Committee. This Committee will work with the Board and with Management to help keep everyone informed of what is going on around the property. If you would like to join this committee or you have questions please contact Management.

NEW ... Email Notification

In an effort to broaden the communication to our community members, we are excited to introduce email notifications. If you are interested in receiving notifications for meetings, newsletters, or general information that pertains to our community, please fill out the enclosed Email Authorization Form. Utilizing email for notices save our HOA money by keeping the printing and postage cost down.



Landlords

Please be advised that you are responsible for the actions of your tenants and their guests or invitees. It is also your responsibility to inform your tenants about the Rules and the consequences of violations. If you need a copy of the Rules to *provide* to your tenant please contact Management.

