

Architectural Changes

Did you know that approval is necessary PRIOR to starting? – All architectural modifications require the approval from the Architectural Committee. But, not only is approval required, it is required prior to starting/completing the modification. This does also include temporary Basketball Hoops.

Dig Dug



The wash areas are not to be dug in. Digging trenches, or building/digging obstacles, jumps, ramps, etc. is prohibited. These areas are to be left in a natural state. Altering them not only kills the natural vegetation, but also creates trip hazards for walkers and the natural critters.

Nature at its Finest

There are several places within the common areas that are walkways or paths. Bike riders have made more. Please do not create any more or destroy private property. This destruction only necessitates repairs that come out of the Association's funds.

Slip and Slide

It was reported by an owner that the new asphalt surface is still a bit slick. So, for our motorcycle riders and bike riders, please take care.

Luge Riders

We have a few daredevils within Colina Del Norte. These would be our youth skateboarders. They have taken luge to another level by riding luge-style down the Association streets. While this may be lots of fun, it is really dangerous. Riding skateboards lying down is completely out of sight of many drivers. Parents, please discuss safety with your children. Drivers, look for the luge riders so no accidents occur.



Mother Nature

The common areas are meant to display Mother Nature at its finest. Please remember that these areas are to be left in a natural state: not trimmed, raked and most importantly, no garbage. Garbage includes dirt piles, yard trimmings, pool filter discard and domestic animal poop. Please be considerate of YOUR desert.

Back Gate Procedures

Many owners still do not realize that there are no codes within the keypad for the rear slider gates. However, visitors can still be buzzed in from the rear slider gates. The visitor will need to call your home from the call box. Once contact is made via call box, instruct your visitor to pull forward to the gate (very close – DO NOT HIT THE GATE) and simply hit 9 on your home phone. The gate will then open.



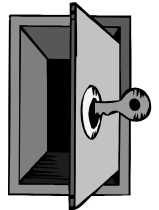
New Procedures

There has been an increase in the posting of gate codes on the keypad/call box. When this occurs, the posted code will be removed from the call box. Then the next business day, the code will be eliminated from the system entirely. When/if the owner contacts Cuellar Realty to re-activate the code, they will be instructed that the same code is no longer available and there is a \$25.00 fee assessed for the reactivation of a new code. We hope that new procedure eliminates future posting of gate codes.



Mailbox Locks and Keys.

Your mailbox is personal property. The Association is not responsible for lost keys or lock change/malfunction. If you find your mailbox lock starting to stick...try spraying WD40 in the lock. If you need to change the lock, **you**, the owner will need to take that task on personally. Simply call a locksmith or the US Postal Service.



Exterior View Fence Painting

At the last Board meeting, the wrought iron fence painting was approved. A schedule is being made and all owners will be contacted. We anticipate the full cooperation of all owners and the removal of all lattice, netting and vine/shrubs on the iron fencing. Please watch for more information on this matter.

Next Board Meeting:

May 16, 2005 – 6:30 p.m.

Tatum Ranch Community Center

All owners welcome to attend!

