



## Winter Care for the Mediterranean Villas



*Winter weather will soon be upon us! Here's what your Homeowners Association (HOA) will provide, as a courtesy, for the community for the winter months:*

- ❄️ **There will be no snow removal of any kind provided until after an accumulation of at least 2 inches.** After that accumulation, a path on sidewalks and to each Townhome front door will be shoveled by the snow-removal crew hired by the HOA. Mailboxes will be cleared to allow Post Office mail carriers to deliver mail and for residents to access the mailboxes. *Please understand that ours are City streets and street plowing and snow removal will be done based on City priorities for major arterials and highways before residential streets.*
- ❄️ **Any additional snow removal you might want**, such as removing snow from your driveway, is your responsibility and at your expense. If you cannot enlist the assistance of a neighbor or family member, there are often teens or young adults who come around or advertise, offering to perform such services for a nominal fee. **Please do not contact the HOA, nor our landscape contractor, to request any extra snow-removal service.**
- ❄️ ***If there is ice on the sidewalks, please be careful!*** No de-icer (ice melt) of any kind will be used by the snow removal company hired by the HOA. If you choose to use any de-icer (ice melt), it will be at your own risk and cost.

***Please, Please! If it is unsafe to venture outside, or civil authorities ask you to stay off the roads, please heed such warnings and stay safe and indoors!***

### **Other Important Winter Reminders:**

**If you have pets, the weather outside does not alter your responsibility to personally attend to your pet and to clean up immediately any defecation or messes your pet may generate!** There's nothing more distasteful than encountering piles of dog doo on walkways, streets, or yards – whether in the snow or after any snow has melted!

Please remember to **disconnect all garden hoses** from outside water outlets to avoid costly damage for you from frozen or burst pipes! **If temperatures in the 20s, teens or sub-zero are expected**, and you have sink, bath or shower faucets on an exterior wall, turning on the cold-water tap just enough to produce an intermittent drip can help avoid pipe freeze-up. **If you will be away for an extended period**, be sure to shut off your inside water valve, often located in a closet or your laundry area.

***Maintaining plumbing in working condition, including your outside water outlets, is not an HOA responsibility; frozen or other pipe repair and any resulting damage from leaking is all at the expense of the individual Townhome Owner. This also applies to maintaining any gutters you have in good condition.***

**PLEASE SEE THE OTHER SIDE OF THIS FLYER FOR MORE IMPORTANT INFORMATION**



## Holiday Decorating Reminders



*Here are a few reminders, consistent with our Covenants, Conditions & Restrictions (CC&Rs), for holiday decorating.*

**🔔 No seasonal decorations of any kind (at any time of the year, including Halloween) may be attached or fastened to exterior stucco surfaces or garage doors.**

**Please refer to Rules & Regulations #1 for specific instructions and the limited exceptions to the prohibition on stucco attachments.**

**🔔 Holiday lights** may be attached at the roofline above the fascia **only** by clips designed specifically for attaching them to the roof edge or gutters.

**🔔 Signs** of any kind, other than “For Sale” signs, are prohibited. Holiday-themed mini-garden-flags are permitted, however, but only in your personal spaces (front courtyard, entryway or in the stoned area adjacent to your front windows or rear patio).

**🔔 Yard ornaments** are strongly discouraged as they can fall down, or be wind-driven onto your stucco exteriors, or could cause lawn or irrigation system damage.

***🔔 Remember that the above rules are designed to avoid damage to our Townhome exteriors. Any damage caused by violating these regulations will be repaired at the Townhome Owner's expense.***



**Whether you will be celebrating Christmas, Hanukkah, or Kwanzaa, or just ringing in the New Year, the volunteers who serve as members of your Board of Directors, as well as our Celski HOA Management Group bookkeeping staff, all wish you the warmest, safest and healthiest of Winter Holidays!**

***Please do your part to help make it a safe and joyous occasion for you and your Mediterranean Villas neighbors! Your cooperation is appreciated!***

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