

Villa Del Monte

April 2018 Community Newsletter



Got Trash?

Bulk Trash Schedule 2018

Set out date: Pick up date:

June 9 June 18

Sept. 8 Sept. 17

For more information call 602-262-6251



Yard sales are permitted once a month. Yard sales may be set up on the 3rd weekend of the month on Friday, Saturday and Sunday from 6am to 3pm. Any signs must be taken down immediately after the sale is over. Remember to be courteous to your neighbors and don't block driveways and sidewalks.

Visitor Parking ONLY.

"REMINDER! No Resident Parking in Guest Area in front of Pool - it's for GUESTS/AUTHORIZED vehicles ONLY!"

If a guest is staying longer than three (3) days there is a fee of \$1.00 a day or \$25.00 for the month to use the guest parking. Homeowners need to use their own carports for parking.

HOA FEES

Reminder: HOA Fees are \$60.00 and are due the 1st of each month and late after the 15th of each month. A \$15 Late Fee is applied to any HOA Fee and/or Late Fee not paid. To have an invoice emailed to you each month that is payable online contact Jennifer at villadelmonte@live.com

Respect your neighbors and Property Values and Clean Up That Mess!

Yard Clean Up:

A fine can be implemented on any owner who does not clean up their property.



We have many repeat offenders for weeds and overgrown vegetation. Please be respectful of your neighbors and keep property values up by maintaining your properties.

Every owner needs to spray and remove the weeds on their property. Make sure to keep trees and bushes trimmed back from property lines and clean up any fallen leaves and flowers. This helps your property value and is respectful to your neighbors. You can contact the HOA landscapers to help clean up your yard at your expense: Arizona Panoramic Landscaping: 602-920-6352

Carports:

Tables, chairs and decorative items are allowed, BUT your carport is not a storage unit and needs to be free and clear of all items that do not belong there. Please refer to Page 1, paragraph 5 in the Declaration and Restrictions.

Man's Best Friend



We all love our furry friends, but not everyone loves what they leave behind. Please be considerate of your neighbors. All animal waste is to be picked up by the owner of the animal, **immediately**. Violation of this policy will result in a \$20.00 fine. This also applies to the common areas.

Additionally, all pets must be on a leash at all times when outside of your home!



Arizona Leash Law: Maricopa County has a leash law that prohibits your dog from running at large. Your dog must be confined to your home or property, either inside the house or an enclosed yard. When you take your dog outside of its confined area, it must be on a leash, no longer than 6 feet. The only public place that allows your dog to be off-leash is in a dog park. A.R.S. 11-1012

Barking Dogs:

There have been complaints of dogs barking excessively in the neighborhood. Please consider your neighbors and keep dog barking to a minimum.

For information on how to handle barking dogs please refer to the links below:

<http://www.maricopa.gov/pets/FieldEnforcement/barking.aspx>

<http://phoenix.gov/law/barkingdogs/>

Street Lights

If you see a street light out in the neighborhood you can call SRP and they will come and replace the bulb. Record the pole number and call 602-495-5125.

Have a question or complaint? All home owner questions or complaints submitted to the Board must be in writing. Any complaints about the neighborhood need to reference the CC&Rs and/or the Rules to Community Living that is believed to be violated. Questions or complaints can be emailed to villadelmonte@live.com or mailed or dropped off at the pool mailbox at 5143 E. Monte Vista Rd. Phoenix, AZ 85008.

The HOA violation form along with the CC&Rs and Rules to Community Living can be found on our website under the Resources tab at

"Attention:

Due to a few Pool users leaving the Pool area a mess (e.g. drink containers, cigarette butts, food remnants etc.) and in disarray (e.g.. Furniture and pool equipment not put back under awning) the Board has been forced to toughen the rules to satisfy the majority"

POOL RULES:

"WARNING: Pool use is conditional on strict compliance with the rules."

NEVER SWIM ALONE

- 1. Pool hours are 7:00 AM to 10:00 PM. No after hours swimming is permitted. No food is permitted.**
- 2. No Food, No alcohol, beer or glassware within the pool enclosure.**
- 3. Swim at your own risk. No lifeguard will be on duty at any time.**
- 4. All children under the age of 14 shall be accompanied by a parent or guardian whenever they are within the pool area.**
- 5. No animals are permitted in the pool area.**
- 6. No "cut-offs" or street clothing are permitted in the pool.**
- 7. Smoking is NOT permitted in the pool area.**
- 8. All trash and debris must be removed by yourself when you leave. "A charge of \$35 for cleanup shall be levied against the Homeowner in event of non-compliance."**
- 9. Bathers using suntan oil or lotion are not permitted in the pool. These foul up the filter system.**
- 10. Only two guests per household are permitted at the pool at any one time unless prior approval is received from the Board of Directors. Guests must be accompanied by the resident.**
- 11. Please keep noise down (i.e.: yelling/screaming as pool adjoins two residences and apartments. Your consideration will be appreciated.**
- 12. No loud offensive electronic devices (i.e.: radio, CD players, tape decks etc.) are permitted in the pool area.**
- 13. No running or rough housing in or around the pool.**
- 14. No urinating, spitting or blowing your nose in or around the pool area.**
- 15. Persons having open sores, mouth or nose discharges, or communicable diseases shall not be permitted to enter pool.**
- 16. REPLACEMENT POOL KEYS – There will be a \$5.00 charge to replace a key.**