



Villa Del Monte Newsletter

January 2023

Pre-Ballots had been sent out for any owner who wished to be on the board and we have not received anyone interested in becoming a member. There are many positions open that need to be filled. Those positions are President, Vice President, Treasurer, Secretary, Manager and 2-4 General members. We have extended the date for the turn in of a Pre-Ballot to January 31, 2023, please also enter the position you wish to fulfill. The current members thank you.

It's our Neighborhood lets keep it looking GREAT!

Weeds: After all this rain the weeds are going to start growing. Please be on top of this fact and spray any weeds that start popping up. Also trim any bushes and trees that are in your yard, these clippings can be put in trash bags and in your regular trash bin.

Carports: There are many carports that are being used for junk and trash storage. Please place all trash in bins and be mindful of bulk collection days. Only during the week of collection can trash be set out on driveways.

Carport trim paint color: All trim needs to be the same color. The color is from BEHR called Red Curry it is an Exterior Satin Enamel. A picture of the paint code is on the website that you can take into any paint store that sells BEHR paint.

House paint color: All houses need to be one of these 3 colors: **Exterior Flat: White** 30GY 88/014 or **Natural White** 50YY 83/029 or **Nature's Whisper** 43YY 78/053. The board will be having a discussion and pulling paint swatches to discuss if other colors can be incorporated into these 3 options and so swatches can be put up on the website. If you have a suggestion please put it in written form with a color swatch in the pool mailbox and the board will have a vote.



Yard Sales

Yard sales may be set up on the 2nd weekend of every month from 6am to 3pm Saturday & Sunday. Any signs must be taken down immediately after the sale is over and remember to be courteous to your neighbors and don't block driveways or sidewalks.



Got Trash?

Placement Begins On	Collection Begins Week Of
Jan. 14, 2023	Jan. 23, 2023
Apr. 15, 2023	Apr. 24, 2023
Jul. 15, 2023	Jul 24, 2023
Oct. 14, 2023	Oct. 23, 2023

You can start leaving bulk trash on the edge of your property starting on the placement day.

See other side for bulk trash unacceptable items and website for more information.

Arizona Leash Law:

Both Maricopa County & the City of Phoenix have leash laws which 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 .

For detailed Leash/Barking Dogs ordinance of the City of Phoenix refer to City of Phoenix Code Chapter 8-14.

Also: Please pick up after your dog. It is a disgusting mess and looks terrible when you leave dog doo on the ground. It doesn't take much to bring a bag with you to clean up after your dog.

HOLIDAY DECORATION REMOVAL

A reminder that holiday decorations and lights are allowed but must be removed in a timely manner.

Holiday decorations must removed no later than **January 15, 2023**. These are allowed as temporary modifications only.

PARKING

Reminder: The parking located in front of the pool is for **GUESTS ONLY**. Many homeowners/renters have been leaving their cars in the pool parking lot overnight and for many days and thus taking up spaces for guests and service vehicles.

Because of the narrowness of our street, Residents are reminded that, in order to provide unimpeded access to public safety and emergency vehicles, daytime street parking is discouraged and overnight street parking is prohibited. Make sure you let your guests know they need to park at the pool area or in resident driveways but please remember to not block sidewalks or have vehicles overhanging into the street.

If a guest is staying longer than 3 days there is a fee of \$1.00 a day or \$25.00 for the month to use the guest parking.

If you are an owner and need to use a parking spot in front of the pool area for a period of time the fee applies to you as well, it is a \$1.00 a day or \$25.00 for the month to use the parking in front of the pool area.

The board will be keeping track of vehicles who park in the pool parking lot and vehicles that abuse the rules of parking will be towed at the owners expense.

HOA FEES

Reminder: HOA Fees are \$60.00 and are due the 1st of each month and late by the 15th of each month and a \$15 Late Fee is applied to any fees not paid. Invoices are a courtesy and even if you do not receive an invoice your fees are still due.

You can pay your invoice over the phone with credit card or Echeck, online with an emailed invoice or with PayPal. Through the mail with check or credit card or dropped at the pool mail box with a check, cash or credit card.

Next month invoices will have a spot to pay with a credit card.

To have an invoice emailed to you each month, please send an email to Jennifer at Villadelmonte@live.com with the subject line of email my invoice. Please also include your address and phone number.

If there is ever a problem with your account please contact me with any questions. Thank you.

Bulk Trash Collection

For the bulk trash pick-up schedule go to the City of Phoenix website:

<https://www.phoenix.gov/publicworks/garbage/bulktrash>

Unacceptable Items:

- Household hazardous waste (pesticides, pool chemicals, large amounts of paint, etc.)
- Bricks, concrete, dirt, rocks, asphalt
- Roofing shingles/tiles, construction materials in excess of 25 pounds, any construction material generated from a contractor
- Metal or car parts in excess of 20 pounds or longer than four feet, tires
- Windows, shower doors, patio doors, mirrors
- Fluorescent tubes, appliances that use refrigerants such as refrigerators, air conditioners, freezers, heat pumps, water coolers, dehumidifiers
- Piles more than 20 cubic yards, loose debris and litter
- Loose grass, leaves, weeds, twigs and hedge clippings must be bagged or boxed and securely tied
- Community piles

Got a complaint? All Home Owner complaints submitted to the Board **must be in writing**, referencing the CC&Rs and/or the Rules to Community Living believed to be violated. Then we can address the issue legally and within accordance with the CC&R's and Rules to Community living. The form for complaints can be found on the website www.villadelmontehoa.com under the Resources tab. Complaints can be mailed or dropped off at the pool mailbox at 5143 E. Monte Vista Rd. Phoenix, AZ 85008.