

Westwood #2 Townhouses Newsletter

FREE WOOD, SHELVING

Our handyman, Eli Cohen, has about 50-60 pieces of siding left over from the painting project. Most of them are about 4' by 3' which could be used for shelving in the garages. If you would like some, please contact him at (858) 735-4605.

TRIMMING OF FOLIAGE

All foliage **MUST** be trimmed away from the tops of fences and roofs. Foliage like ivy must not cling to the surface of the units or the fencing or grow through the fences. We have just spent a great deal of money repairing damage and wood rot caused by these practices.

In addition, for the same reason, rugs, towels, plants in pots, etc. must not be placed on or draped over the fences.

ASSOCIATION TREES

The trees in the common area (outside the fences) belong to the Association, not individual homeowners. They are **NOT** for climbing, nailing into, or attaching **ANYTHING** to them. The Westwood Club is readily available for children and has a terrific playground with climbing structures and swings.

SATELLITE DISHES

One small satellite dish may be mounted on the colored fascia above the doors (not on or near the roof) or left free standing on a patio (not to exceed 30 inches in diameter). Those of you who have installed dishes which do not comply with these rules may expect to get a letter from Elite Management.

EXISTING ROOM AIR CONDITIONERS

Chris has spoken to our attorneys and the Board has voted to "grandfather" in the 23 existing air conditioners which are mounted through the walls. The following restrictions apply: residents are responsible for the maintenance of the wood around the units, the Association is **NOT** responsible for **ANY** damage caused by these units and once the units cease to function, they must be removed and the walls returned to their original condition at owner's expense.

ARCHITECTURAL APPROVAL

Just a reminder that written approval **MUST** be obtained from the Board of Directors **PRIOR** to **ANY** alteration, installation or change to the exterior of your unit. Changes in the landscaping of the patios **MUST** also be submitted on an application so that you are not forced later to remove items at **YOUR** expense.

APPLICATIONS CAN BE OBTAINED FROM ELITE MANAGEMENT BY CALLING (858) 485-0881 OR E-MAILING chris@elitemanagement.com.

PARKING ISSUES

Parking on the grass or in a painted RED zone is not permitted. Also, this is your heads up that the city announced on August 9th that they are stepping up THEIR enforcement of the 72 hour rule and the rule which prevents vehicles from sticking out over 6" from a driveway onto a street or sidewalk. Call (619) 685-1410 to report.

MANDATORY RECYCLING

Since January 1, 2008, residents are now REQUIRED to separate recyclable materials from other solid waste and deposit the recyclables in a blue cart. Residents who only have a black refuse cart may request a blue one by calling (858) 694-7000.

WATER CONSERVATION

The mayor, in a taped interview that was shown on TV on August 9th, said that residents should not be hosing down walkways, patios and driveways because of water conservation and storm drain issues. He encouraged residents to report their neighbors' overuse of water and gave a telephone number to call. That number is: (619) 685-3500, press 5.

The San Diego Municipal Code states, "It is unlawful for any person to waste water or to use it unreasonably." It lists unreasonable uses of water as:

1. A customer shall not let water leave the customer's property onto adjacent properties or public or private roadways or streets due to excessive irrigation and/or uncorrected leaks.
2. A customer will not fail to repair a water leak.
3. A customer will not use water to wash down sidewalks, driveways, parking areas, tennis courts, patios or other paved areas, except to alleviate immediate safety of sanitation hazards.

Mayor Sanders wants San Diego's water use in 2008 to fall 10% from the average of the past two years but noted that it is down only 5.7%, "not enough to prevent mandatory controls in the future," according to Sanders. "Michael Aguirre first called for MANDATORY cutbacks in September 2007, but Sanders continually has questioned the economic fallout of such an edict." (San Diego Union, July 29, 2008) Yesterday, it was announced that the water rate increase would be a little over \$4.00 per household instead of previously announced \$3.42 per household. Residents who like to wash their vehicles should be using a hose equipped with a positive shut-off nozzle and a bucket.

NEIGHBORHOOD WATCH

After not having a crime reported in Westwood #2 for over a year, we suffered a rash of vandalism, graffiti and youngsters with few positive activities as summer vacation wound down. New Neighborhood Watch Block Captains have been recruited but we still don't have Block Captains for the following areas:

17425 - 17461 Caminito Baya

11373 - 11391 Matinal Circle

11401 - 11429 Matinal Circle

17553 - 17579 Matinal Road

If you live within these areas and are willing to volunteer or want to know more about Neighborhood Watch, please e-mail me at jbush5@san.rr.com. The job takes a minimum of time and effort. Until we have all Block Captains recruited and trained, everyone in the complex needs to become a better observer.

CRIME PREVENTION AND REPORTING

Remove all visible valuables (laptops, cell phones, backpacks, wallets, purses, navigation devices, CD and DVD players) from vehicles parked in driveways and streets. If possible, park in the garage or use a car cover.

Report ALL suspicious activity immediately to the San Diego Police Department. Call 911 if there is a crime in progress (the criminals are still there).

Call 911 if you hear gunshots, screaming, sounds of combat, abnormally barking dogs; anything suggestive of foul play, danger or illegal activity.

Report people who do not live in the area who park here. Also, please report destructive youngsters; they cause damage which must be repaired therefore causing further expense to the Association

Call (858) 484-3154 if it is a non-emergency or happened at an earlier time. The police can do nothing about suspicious activity if it is NOT in progress; however, if it happens regularly, they will tell you to take notes on times and dates.

In all suspicious happenings, remember to make notes: vehicle license plate number, make, model, color. Write down times, dates and places of suspicious happenings. And try to get as complete a description as possible of the person(s) involved - possible ethnicity, hair color, height, weight (build) and any special features - tattoos, a limp, etc.

If you are interested, I have a full page handout entitled "What is suspicious?" If you e-mail me, I will see that you get one. The Block Captains already recruited may have passed them out to the residents of their block. Or check out RB's new NHWwebsite at rbnhw.com.

IN AUGUST, TWO WOMEN HAD THEIR WALLETS REMOVED FROM THEIR PURSES WHICH WERE IN A SHOPPING CART AT VON'S.

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