

Antares

COA Newsletter

February 2013



BOARD OF DIRECTORS

Rodney Grabinski ~ President
Frank Hardalo ~ Vice President
Steven Davison ~ Treasurer
Alex Novokolsky ~ Secretary
David Rubin ~ Director

The next Board of Directors Meeting will be held on Wednesday, February 20, 2013 at 6:30 p.m. at the shared recreation facility. All owners are welcome and encouraged to attend. We hope to see you there!



Community Manager: Kim Hand
e-mail: khand@curtismanagement.com

Assistant Manager: Libby Johnston
e-mail: ljohnston@curtismanagement.com

5050 Avenida Encinas, #160
Carlsbad, CA 92008

Phone - 858/587-9844 Fax - 858/587-9972

HOLIDAY DECORATIONS

Just a reminder that all Holiday decoration should be removed and safely stored away for the next Holiday season. Thank you!

TELEPHONE NUMBERS

Curtis Management.....	858/587-9844
Police/Fire/Paramedics (emergency).....	911
Police (non-emergency).....	858/484-3154
Poison Control Center.....	800/876-4766
Rodent Pest Technologies.....	888/583-9717
Shared Facilities (Krista Hayes)....	858/485-9811
Summit Security.....	619/294-3200
Waste Management.....	800/596-7444
Western Towing.....	619/297-8697



*Happy Valentine's Day
Thursday, February 14th*



FEBRUARY IS: RESPONSIBLE PET OWNER MONTH

Why Scoop the Poop?

Besides being a nuisance, uncollected dog waste is a serious problem for our association. Next time you're tempted to leave your dog's droppings on the lawn, please remember these facts:

1. The Environmental Protection Agency is becoming aggressive about enforcing the Clean Water Act. Our association could be fined if dog waste goes uncollected.
2. Uncollected dog waste may lead to a special assessment. If fined by the EPA, the association could face a potential special assessment that would be levied against all members—not just dog owners.
3. The appearance and quality of the common areas are known to affect home sales—not just whether and for how much they sell, but how quickly.
4. The more residents complain about dog waste, the more time the manager must spend on enforcement rather than serving the association.
5. Uncollected dog waste spreads disease and attracts rodents who feed on pet waste.

Remember - All dogs must be controlled by a leash when outside the confines of your home.

We know that we have responsible dog owners in our community and we thank you for your cooperation!

COMMUNITY WEBSITE

The Antares website is full of useful information. Be sure to check it out!

Visit: <http://curtismanagement.com>
Click on: "communities"
Click on: "Antares COA"
Click on: "Enter Protected Area"

Login Password: **bgqzsyz** (lowercase letters)

COMMUNITY CURB APPEAL

Now that the holidays are over and all the beautiful lights and decorations have been removed, it is time to consider good housekeeping on the exteriors of our homes. As we all know, interior spring cleaning is just around the corner and that can be a consuming job! While all the usual things like torn screens, over-grown vegetation, leaky out-door faucets and other matters that make for an unattractive appearance of our community continue to be a responsibility, another area that needs to be addressed is driveway/apron areas. All stains such as those from auto oil leaks to squashed bugs must be removed by each homeowner/tenant. Keeping our community squeaky clean is reflected in home values. In this time of economic instability Antares has remained a desirable community because we all contribute for the good of the whole. Thank You!

ARCHITECTURAL CONTROL

CC&R's, Article 7.1 The Board of Directors has architectural control over both the exclusive and non-exclusive use portions of the common area.

CC&R's, Article 7.1.1 No changes or additions to the exterior of the living units (including the planting of trees, installation of antennas, satellite dishes, skylights, air conditioners, doors, screen doors, windows, sunshades, awnings, walls, fences, patio or deck covers, exterior painting, sports equipment, etc) may be made unless approved by the Board of Directors PRIOR TO STARTING ANY WORK.

CC&R's, Article 7.1.2 No clothing or household fabrics or other unsightly articles shall be hung, dried or aired on any portion of the Property, including the interior or any Residence, so as to be visible from other Residences or the street.

CC&R's, Article 7.1.3 No portion of the Property shall be used for the storage of building materials, or any other materials.



POSTING NOTICES

Residents, please be reminded that mailbox notices are only to be on a 3x5 card. There is not enough space on the mailboxes for anything larger or multiple notices. Anything larger than a 3x5 card is subject to immediate removal. Thank you for your anticipated cooperation!

PAINTING

Many homes in our community need some touch up paint. Frequent areas noted were:

- ✓ Shutters
- ✓ Railings
- ✓ Stucco Trim
- ✓ Front door and trim
- ✓ Garage door and trim



Please take a moment to inspect your home and repaint where it is appearing weathered and worn. Perhaps you want to use a painting professional. Pro-Tec Painting Company would be happy to offer a quote. You may reach Pro-Tec at 858/527-0200.

INSURANCE

Have you checked your homeowner's insurance policy recently? Any upgrades within your unit have probably increased the value and it is important to protect your investment. Often times a person under values their property and what they are responsible for. Ask your insurance agent if you have concerns about your policy. If you have any further questions or need clarification as to what the HOA liability is, please contact management for further assistance in answering your questions.

BOARD MEETING AGENDAS

Items you wish the Board to cover at their meeting; (architectural applications, reimbursement requests, questions, compliments, etc.) need to be submitted to management at least one week prior to the Board meeting. The Manager prepares a report that is mailed to the Board one week before the meeting so it can be reviewed.



HAPPY VALENTINE'S DAY!

In the olden days, it was believed that the heart was the center of all of your emotions. So, to give your heart to someone was to give that person all of your love. Through the ages, the heart has remained the undying symbol of love.

*In every community, there is work to be done.
In every nation, there are wounds to heal.
In every heart, there is the power to do it.*

~ Marianne Williamson