



COMSTOCK CALLER

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"A Community that Cares"

Board's Corner



As always, you'll find our current meeting agenda, policies, previous month's minutes and other information on the Policies and Notices section of our website.

Please remember that assessments increase January 1, 2018. 2-bed condos will pay \$320, 3-bed condos will increase to \$384 per month.

If you have bill pay set up with your bank, make sure you adjust the amount after your December payment in order to avoid incurring late fees in January.

The December board meeting was cancelled so the next meeting is scheduled for Tuesday, January 16th at 7 PM at the Concord Senior Center, 2727 Parkside Circle, Concord.

Seasonal Reminders



If you live in a unit with a backyard, PLEASE MAKE SURE your exposed water pipes leading to your faucet is wrapped. If not protected, they can burst because of a hard freeze. Several years ago we had a very hard freeze and they burst into people's dining rooms! Wrap them in newspapers or buy pre-slit insulation at the hardware store. It is cheap and very effective.

Your holiday decorations are welcomed and create cheer. Please respect the common area and neighbors by not putting up anything that would create a trip hazard or block access in common areas. **All lighting and decorations must be removed not later than January 30th.** This includes door wreaths and window decorations.



 If you do not recycle your tree you can leave it on the side of the dumpster areas. **Do NOT put trees (even small ones) inside the dumpster or dumpster area.** Do not block the dumpster area, driveways or parking spaces.

If your tree is over 5 feet, cut the top off so it can be picked up. Remove any metal stands. Concord Disposal will pick up **trees on Tuesday, January 2nd and Monday, January 9th.**

Please clean up any tree debris from your foyer or walkway so others don't have to track it into their homes.

There is **NO POOP FAIRY!**



Whether you are walking your dog along the sidewalk, in the Sierra Rd. park, or in the common area, you are required by law to clean up after your animal. There are bags at the end of 2033, behind 2037 and at the park in 2 locations. Do your part. Children play in these areas.



Garage Storage Rules

The Board enforces the rules regarding the limitation of garage storage. The bottom line? **You MUST be able to park your car in the garage.** You may have no more than 3' of storage at the front of your garage. No storage is permitted on the sides of your vehicle because it interferes with neighbors or getting to storage/water heater areas.

We do NOT recommend any storage in garages. Vandals have been targeting the garages. Bikes, tools, golf clubs, and many other items have been stolen. Several cars have reported their windows smashed out while parked inside closed garages. What was taken? A cell phone charger. Don't leave ANYTHING visible in your car.

If you are having packages delivered to your home this season, make sure you are notified when they are delivered so you can pick them up in a timely way. Enlist a neighbor or friend. Packages that sit on your doorstep for any amount of time are at risk!

*Merry Christmas Happy Hanukkah
Happy Kwanzaa and
Happy New Year to all our residents and owners!*