



# COMSTOCK CALLER

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DECEMBER 2018

"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.



There will be no December meeting so we will see you Tuesday, January 15<sup>th</sup> at 7 PM. The meeting is held at the Concord Senior Center, 2727 Parkside Circle, Concord with our new manager Denise Castaneda.



## Assessment Increase

Annual Budget and Policy Disclosure packages were mailed to all homeowners of record on November 3<sup>rd</sup>, 2018. Note that assessments will INCREASE JANUARY 1, 2019. Two bedroom condos will pay \$334 and 3 bedroom Condos will pay \$401. Make sure your auto pay accounts reflect this change. Assessments are due by the 15<sup>th</sup> of the month.

## Management Transition

Last month we welcomed Denise Castaneda, CCAM with All Community Management to our management team. She officially takes over January 1<sup>st</sup>, 2019. Contact her at:

All Community Management  
2010-A Harbison Drive, #415,  
Vacaville California 95687  
**(925) 808-5288 Office**  
**(855) 698-1800 Emergencies**

Email: [denise@allcommunitygmt.com](mailto:denise@allcommunitygmt.com)

Denise will continue to write and mail the monthly newsletter and update the website each month so you will still be able to find everything you need at [www.comstockhoa.org](http://www.comstockhoa.org).

This month we say farewell to Gayle Hasley, our longtime resident manager. Gayle resigned from the Board of Directors in 1987 to begin managing the property. Her goal was to help the board improve the property every year while maintaining an affordable yet comprehensive budget. We benefited greatly from her

leadership, construction experience and management expertise.

When asked, Gayle says she is most proud of building community through communication. She initiated the monthly newsletter which has been a constant in our lives for nearly 30 years. The website is extremely comprehensive. The number of notices posted on foyer doors numbers in the thousands. Folks always knew what was going on. They had the chance to vote on paint colors, voice opinions on policies, and challenge the board when there was a perceived problem - all accomplished with courtesy and respect.




Gayle helped us create "a community that cares" in every sense of the word. We wish her the best in her retirement and are grateful that she helped us find Denise. We're confident Denise will continue to help us maintain the community culture that Gayle and the Board of Directors have worked so hard to create. Bon voyage, Gayle!

## Seasonal Reminders



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 30<sup>th</sup>.* This includes door wreathes 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.

***New rules require that if your tree is over 3 feet, you need to cut it into 3' sections so it can be picked up.*** No flocked trees. Remove any metal stands and ornaments. Mt. Diablo Resource Recovery will pick up **trees on Wednesday, December 2<sup>nd</sup> and Monday, January 7<sup>th</sup>.**