



Board's Corner

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



The next meeting is scheduled for Wednesday, August 16th at 7 PM. Meetings are held at the Concord Senior Center, 2727 Parkside Circle, Concord.

Required Information

Per Civil Code 5300 Section 4041 enacted January 1, 2017, an owner of a separate interest shall, on an annual basis, provide written notice to the association of all requested information.

Management has mailed/mailed out a form that owners are REQUIRED to complete and return. Response is mandatory within 30 days of the mailing date. Please return the form by **August 31st**. The form may be returned via email. The board may impose a fine of \$50 if it is not received.



Parking Lease Program

There are 14 parking spaces on the property that are leased on an annual basis by the HOA. The annual parking space lease lottery was held prior to the meeting on June 16th. There were 17 applicants and only 14 parking spaces so three people did not receive a parking space and all spaces are assigned. Please contact management if you would like to be placed on the waitlist in the event that a space becomes available.

Board of Directors Election

Our annual Board of Directors election was scheduled to conclude at the July 19th meeting. However, it can't be concluded as we have not received the necessary number of ballots.. It is important that all homeowners return these ballots so we can have a quorum for the meeting. If you prefer not to vote, you can mark your ballot for Quorum



purposes only. Either way, we really need your participation in this important balloting process.

If you have misplaced your ballot, please contact management as soon as possible so a new ballot may be mailed to you.

Community Reminders

- Comstock is both FHA And VA approved.
- EMERGENCY LINE- Management has received several nonemergency calls on the emergency only number. An emergency is something that must be addressed immediately to eliminate a safety risk or property loss. (A noisy neighbor or a question about a form is not an emergency).



Patio Maintenance Reminder

Several trees have been observed to be overgrown onto walkways which create a pedestrian safety issue. All trees, shrubs, and vines in the patio area must be kept at least 3' from the roof and off of the fencing. Do not dispose of any yard clippings, old plants or tree branches in the common area.

Pool Rule Reminder

Animals are NOT permitted in the pool area.



FOOD AND GLASS are NOT permitted in the pool area.

Do NOT remove the rope from the life ring. The health department can close the pool for this violation.

At the odd side pool, children under 14 MUST be accompanied by an adult 18 years or older at all times. Safety is our #1 priority.

The even side pool is ADULTS ONLY. It is restricted to 18 years and over.