

Fairmont Hill Happenings

January 2020



Happy New Year!

We wish the best for everyone this year. Rest assured whatever your Management team, led by Taryn, and your volunteer Board do this year, as in every year, it will be completed with the good of the entire community in mind in addition to the individual.

HOLIDAY DECORATIONS

Fairmont Hill looked very festive as usual this season and enhanced the holidays. As a reminder, the deadline for taking your decorations down is January 15th.

TRASH ISSUES

There has been an increase in bulky items left by trash bins and overfilling of the trash bins. At the request of several residents we are asking for more courtesy toward your neighbors in the following ways. Please break down your boxes so there is more room for trash. Please use all the trash bins on your street even if it means walking a little further. Some are half full and others overflowing. Please don't leave bulky items anywhere. It is a cost to the entire community, not free. Republic Disposal charges \$45 for the first item and \$6 for each additional item. Republic Disposal's phone is 714 647-7000 and the address for hazardous waste & medicines, which is not far away, is 1071 Blue Gum, off La Palma.

MORE DECK INFORMATION UPDATE

As stated last month yearly deck inspections are now a State law. We were corrected that the 90% of upstairs owners have not maintained the surface of the deck is actually 95%. In 2005, the decks were in such bad shape that we did a project to bring them all up to good condition. This was a cost to the entire community not just the 25% who have decks and may or may not have maintained them properly. That was a onetime project. Due to newer EPA standards the coating materials have changed, are harder to use, more costly and takes longer to dry, even days. The expense has gone up as it no longer is a one-day quick dry deal. PCW is still giving a discount and will do a minimum of 2 at a time for \$525 each. Normal cost is \$750. Deck surface coating should last 3-5 years. Contact StoneKastle for referral to PCW for service.

ANNUAL HOMEOWNER UPDATES MANDATED BY LAW

The rule we have that owners must provide updates on who is living in their condo is now a State of California law. The State Legislature has been very busy passing new laws for Homeowner Associations, some of which are detrimental but not this one. You received an update form to return to StoneKastle with the November budget mail.

RENTALS, RULES AND FHA LOANS

It has come to our attention from a number of sources that there are more rentals in Fairmont Hill than Management and the Board are aware of. This is a serious violation of the Rules and Regulations April 2014 passage that restricts rentals to 30% of the Association. We are still over that number and have a waiting list when the percentage drops below 30%. The fine for violating that rule can be as much as \$1000 a month stated in the rules. The three main mandates for any Homeowner Association Board are to 1. promote uniformity and harmony, 2. Enforce the documents such as CC&R's, By-Laws and Rules, etc, and 3. Protect and enhance property values where possible. If rentals get to the 51% level or our debt is too high, FHA will not approve loans to our community which is devastating for sales and property values. Please anonymously report known landlords who bought after April 2014

NEW YEARS REMINDERS

Avoid late fees. Sign up for Autopay at your bank or StoneKastle.

Always lock your car door. Thieves are targeting unlocked car doors on outside parked cars.

If you are a landlord, pass the newsletter on to your tenant or refer to the bulletin boards.

Food left out attracts coyotes who kill our furry pets.

The newsletter is official notification from the Association.

Internet deliveries left on your porch are tempting for thieves, Sheriffs tell us.

Architectural applications and approval are needed on all outside additions, windows & doors

MORE ON PARKING PROBLEM

Parking in front of a garage is considered a Fire Lane and is subject to an immediate tow after a short time allowed for loading or unloading a vehicle, about 15 minutes.

OC Patrol takes their directions from our Rules and Regulations and the State and local laws.

A citation is not put on a vehicle the day or next day that it is reported not moving over 48 hours.

It must be observed by Patrol twice before a citation is placed. If it is proven to have moved there will be no citation and another report will start the process again but not indefinitely.

If everyone used their garage for vehicles there would not be a parking problem. From feedback from Patrol, other HOA's and the Association's attorney the only real solution is to go to a permit system. The two surveys that went out to the entire membership showed there was not the desire to do that. Eventually that will probably have to happen if we want parking for a third vehicle and visitors. Inadequate parking also effects property values.

HOMEOWNER'S FORUM

The second Wednesday of the month is the Board meeting and the first half hour 6:30 to 7pm is called the Homeowner's Forum. You can share your ideas, concerns. Compliments or just observe during that time. Regular work orders are best handled by calling StoneKastle. The recommended time for each person to speak is 3 to 5 minutes per Robert's Rules. The Congress even uses the 5-minute rule.

Board of Directors

Sharlene Dunn, President

Ricardo Perea, Vice President

Derek Bounds, Secretary

Shelley Fajardo, Treasurer

Ken Carlfeldt, Director at Large

Management Contact Information

StoneKastle Community Management

TARYN MARTIN, CCAM Community Manager

E-Mail: TARYN@StoneKastle.com

Facsimile # (714) 455-7064

Please call us at (714) 395-5245 for any questions

Customer Service related issues, we are here to help!

Emergency Numbers

Emergency Services – 911

Y.L. Sheriff Sub Station office

Fire Department Non- emergency

O.C. Patrol 800 525-1626

Y.L. Police Services Non-emergency Dispatch 714 647-7000

714 779-7098

714 744-0400

Yorba Linda Disposal 714 238-3300

Next Board Meeting 6:30 p.m. Wednesday, February 12, 2020. Newsletter and alerts email sign up owners and tenants: fairmontcable@aol.com Web page www.myhoa.com/fairmonthill