



Manager's Report

The rainy weather this past month has slowed down some of our ongoing projects throughout the complex. Even so, we managed to show some progress with many projects. Here now is more on some of the projects that have been ongoing in Mesa Village in the past five weeks.

ROOFING & SIDING

What little opportunity the roofers has had as a result of the rainy weather this past month was concentrated on repairs and replacement to roofs and sidings that were reported leaking. In the past four weeks, three flat roofs leaks and a couple of outrigger leaks and a shingle roof were reported. MRP Roofing has been given the list of units that have leak problems and will be making repairs as soon as the weather allows. After all the leak problem units have been repaired, MRP Roofing will be transferring their energy on the siding replacement list of 20 units that the Board recently approved.

PAINTING

Even though the weather hasn't been too helpful, the painting project has managed to show some progress. The maintenance crew has completed the repairs in court 55, and is now working on the repairs in court 56. Pro-Tech Painting has been awarded the work and will be starting the painting on courts 54 through 57 within the next three weeks.

LANDSCAPING

Most the irrigation clocks have remained off with all the rain we been getting. The landscaping crew has also been busy with pre-maintenance projects such as testing various drains throughout the complex. Much of this work has already been completed and has held up well without any major problems after the recent heavy rain this past week. Another task the landscaping crew has been working on this winter is the re-seeding of turf areas throughout the complex. Other than that, the landscapers will continue their usual routine tasks, such as; the raking of leafs, trimming shrubs, mowing, weeding, and irrigation repairs.

POOLS

As you may have noticed, the Baywood pool has been closed for the past six weeks while mandatory upgrades where done. Aqua Blue has completed the installment of the dual (split) main drains and entrapment main drain covers which are required by the new laws. Even though, the upgrades were completed, the Baywood pool remained closed until final inspection and approval was granted by the County Inspector. Mesa Village was given approval from the County Inspector on 11th of February and the Baywood is now open. It is our plan to empty, acid wash, and install the new entrapment main drain covers at the Flores pools and spa within the next two weeks. The heater at the Baywood pool will be heated while upgrades at the Flores pool are being done.

ASPHALT

I will once again revisit the repairs needed to asphalt in the streets and courts throughout the Association. I have made arrangements with Magnum Asphalt to walk with me in the beginning of May and determine what asphalt repairs are needed to the streets and courts in the Association. I am hoping to have some bids gathered for the Board to review at the board meeting in May.

Holiday Decorations

While the Association does allow holiday decorations, all decoration should be removed no later then two weeks after any given holiday. The Mesa Village Monitors will be issuing violations as needed.



The Association has been receiving quite a few complaints about barking dogs. If the monitors receive the complaints they will investigate and if they are able to verify the facts they will issue a violation notice.

PET LEASH RULES:

No household pet(s) shall be allowed in common areas unless they are on a leash. While walking your pet(s) in the common areas, you MUST clean-up after them or you could be fined. Pet(s) are not allowed to be tied up in front of a condo in the common area. Pet(s) found wandering loose in Mesa Village will be turned over to the San Diego Animal Control.

The rules are in effect at ALL times. Violations will be issued and possible fines levied to residents who do not comply with these Rules & Regulations. If you see anyone not complying with the rules please report this to the Mesa Village Monitors at (858)442-5431.

Pool Party's, Rec. Hall Party's, and Party's with Astro Jumps

It is that time of year where it gets warmer and more of our residents are looking to get out and have some sort of party. Whether it is a party in one of the recreation halls, at one of our pool sides, or an Astro Jump in the park, there are some simple procedures that need to be followed to ensure that you are in compliance with the Rules and Regulations.

Deposits and Fee Schedule

Astro Jump: **No Fee's Required**
Pool Party: **No Fee's Required**

Recreation Hall Fee's:

- ◆ \$100 Security Deposit - All Events
- ◆ \$35 Usage Fee Monday-Thursday
- ◆ \$50 Usage Fee Friday-Sunday

For more information, or to make a reservation please call the Mesa Village Office at 858-566-0244 Monday through Friday from 8AM-3PM.

Please Note: If you intend on using the pool in conjunction with the rec. hall you need to reserve both separately. You need to request this when you reserve the rec. hall.

PARK AREAS IN MESA VILLAGE

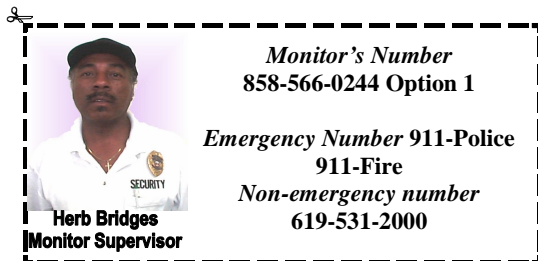
With warmer weather comes more outside activities. We are seeing more and more recreational use of The Park Areas in Mesa Village. These park areas are huge attributes of Mesa Village. The large open areas are for the use of our residents and their guests to play and/or relax in. However please observe a few simple rules to help ensure it is fun for everyone.

- ◆ Make Sure you keep the areas clean and picked up.
- ◆ If the sprinklers are on, please do not play with the sprinkler heads.
- ◆ Try to keep the noise to an acceptable level.
- ◆ Cleanup behind your dogs and keep them on a leash and in control at all times.

PARKING ETIQUETTE

Many of you are already aware that during the evenings and weekends parking tends to become a problem. When parking your vehicles certain considerations should be put to use when parking.

- You should utilize your carport for parking before parking on the street.
- Larger profile vehicles should be parked at least 15 feet away from a courtyard entrance or parked in the cult de sac.



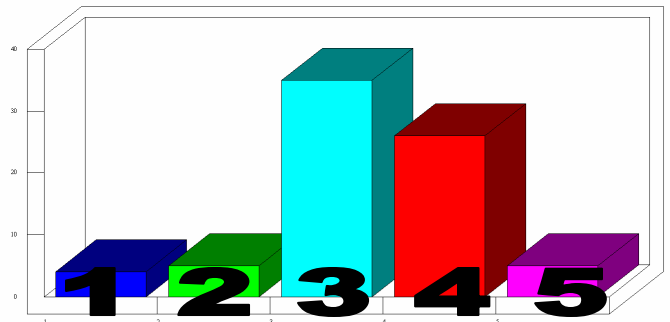
- Vehicles parallel parked on the street should not block the court yards or sidewalks in any way. (*This is cause for the issuance of violations, fines and or towing*)
- Parallel parked vehicles should pull up as close as possible to the next vehicle in order to optimize parking.
- Vehicles parked in the cul de sac **must** be parked between the parallel lines to optimize parking. (*Not doing so is cause for the issuance of violations, fines or towing*)
- Parking is first come first serve.
- Trash pick up day utilizes a lot of curb space, as a courtesy, place your garbage can in a red zone even if it's across the street.

If we all try and follow these steps, we can improve the parking situation greatly and make our neighbors happy.

Top 5 Violations In the Past 90 Days

1. (4) 72 Hour Parking Violations
2. (5) Architectural Violations
3. (35) Carport Cleanliness Violations
4. (26) Garbage Cans Left In The Common Area
5. (5) Unregistered Vehicles parked in the complex

REPORT From October 01, 2008 To February 12, 2009



Mesa Village HOA
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