



Homeowner's Association Monthly Newsletter

May 2009 Issue

**BOARD MEMBERS
2008-2009**

**Dorothy DeLong
President**

ddhearthealers@cox.net

**Stan Schatz
Vice President**

Stantheman760@aol.com

**Sharlene Bauer
Secretary**

sharlenebauer@cox.net

**David Overstreet
Treasurer**

overst@pacbell.net

**California Community
Management**

**Property Manager
Debby Baker**

1875 E Valley Pkwy
Ste 101

Escondido, CA 92027

Phone: (760) 745-5861

Fax: (760) 745-6936

debbybaker@sbcglobal.net

NOTICE OF BOARD MEETINGS

The regular monthly meeting of the board of directors is held the second Monday of every month at the office of our property management company, California Community Management (address in box at left). Homeowners may participate from 6:30 – 6:45 p.m. During the remaining one hour and 45 minutes of meeting time, your board must deal with all the other issues facing the association. Please remember that you may not get an immediate answer to the issue you present—it may have to be considered during “new business” or the decision may come later. If you plan to attend, please contact Debby Baker to ensure that there is sufficient seating. The meeting agenda is posted on the pool area bulletin board four days before the meeting date.



MESSAGE FROM THE BOARD PRESIDENT

We continue to have a position open on the Board. Please contact Dorothy DeLong if you are interested in serving.



NEWSLETTER NEWS



Unfortunately, a car parked in guest parking on Windyridge Glen was broken into recently.

Reminder: **Never** leave anything inside your car!

Parking Reminder: The Rules & Regulations are specific about where we are not allowed to park.

No Parking Areas Defined. no one may park any vehicle along, across, or upon the common roadways of the Properties, on the concrete drives or aprons adjacent to the garage on each lot, on sidewalks or walkways, or on any unpaved portion of any Lot or the Common Area.

If you notice a car parked illegally for an extended time, inform our property manager.

Do you want to setup automatic payment of your Morningside Woods HOA fees? Contact our property managers or go to CaliforniaCommunityManagement.com and download the automatic payment form.

If you'd like to receive your newsletter by email, just email **Debby Baker** so she can put you on the email distribution list. Many homeowners have already signed up!

COMMITTEE REPORTS



Pool

- * **The pool and jacuzzi are open and heated and just waiting for you!**



Several residents have not been cleaning up after his or her pet. This is a sanitary issue for our landscapers who work in these areas. Anyone seen not cleaning up after their pet will be fined \$50.00 per occurrence. Carry a bag with you and properly dispose of the waste. Do not throw into landscaping.

HELPFUL INFORMATION

Morningside Woods's unofficial website: www.bhosterberg.com/Morningside

You will find helpful information under the following topics: forms, annual meetings, governing documents, reserve fund, financial, and board members.

The Morningside Woods newsletters are posted on this site now.

POOL RULES

Summer is here! Let's recap the *Morningside Woods Homeowners Association Rules & Regulations* for the use of the pool.

SECTION 3. POOL & SPA

1. **Owner/Tenant Responsibility.** It is the sole responsibility of any Owner of a lot or the adult tenant(s) residing on such Lot to ensure that his/her family members and/or invited guests, whether adult or minor, observe all of the Rules and Regulations governing use of the pool and spa. Violation of any provision included in this Section 3 may, at the discretion of the Board of Directors, result in fines and/or revocation of permission to use the pool/spa facilities.
2. **Permitted Users.** The Association's pool and spa facilities may be used by any Owner of a Lot and by said Owner's family members and invited guests, or by the tenant(s), family members, and invited guests of a non-resident owner, provided they abide by the provisions contained in this Section 3. However, any family members or guests of an Owner or tenant of a non-resident owner who use the pool/spa facilities must at all times be accompanied by an adult (over the age of 18) resident of said Lot [*See CC&Rs Section 2.01(b)*].
3. **Gates Locked.** The pool and spa gates must be kept closed and locked at all times except when entering or leaving the pool/spa area.
4. **No Pets Permitted.** In accordance with health ordinances adopted by state and local governments, no pets are allowed within the Association's pool/spa enclosures at any time.
5. **No Lifeguard.** The Association does not provide lifeguard services in pool/spa facilities and adjacent areas, and assumes no liability or responsibility for the safety of anyone using these facilities. Anyone who uses the pool/spa facilities does so at his/her own sole risk, and indemnifies the Association against any loss or damage resulting from said use.
6. **Supervision.** Anyone under the age of 14 using the pool/spa facilities must, at all times, be under the supervision and control of a parent, guardian, and/or competent adult resident of the Properties.

7. **Use of Spa.** Residents are cautioned that the Association's spa may be operated at temperatures between 95 degrees and 104 degrees Fahrenheit. Water at such temperatures may present a danger to the health and safety of children, including the risk of burns or scalding, and the effects of drowsiness or lightheadedness caused by hot water. Therefore, it is strongly recommended that children under fourteen (14) years of age, most especially children under four (4) years of age refrain from using the Association's common spa. Notwithstanding the foregoing, if anyone under fourteen (14) years of age is allowed to use such facilities, such individual **must** be under the continuous care, supervision, and control of a parent or legal guardian.
8. **General Rules.**
 - a. Glass containers/glasses and other breakable materials (i.e. ceramics, china, etc.) are a safety hazard and are not permitted within the pool/spa enclosure.
 - b. Foreign objects, including coins, rocks, balls, keys and chains, fishing weights, and similar objects are not to be thrown into the pool or spa. Large flotation devices, including air mattresses, life rafts, and objects of similar size are strictly prohibited in the pool/spa area. However, children using the pool are permitted to use small to medium-sized flotation devices such as rings, floats, or water wings in and around the pool area provided that the supervising adult takes care to ensure that use of such equipment does not interfere with the quiet enjoyment of the facilities by other bathers using the pool/spa area.
 - c. Pool safety equipment may be used only for its intended purpose. Pool users may not play with safety equipment.
 - d. Everyone must shower before entering the pool or spa.
 - e. No running, pushing, horseplay, or rough games are permitted in the pool and/or spa, or within the pool/spa enclosure.
 - f. Bathers must wear swimsuits or swimwear. Street clothes and/or any unhemmed garments may not be worn in the pool or spa. Bathers are required to remove all hair pins and bobby pins prior to entering the pool or spa.
 - g. Anyone who is not toilet trained must wear swim diapers when using the pool or spa, and used diapers must be sealed in plastic bags and placed in trash containers.
 - h. All trash and litter (papers, cigarettes, matches, etc.) are to be disposed of in trash receptacles.
 - i. No food or snacks of any kind are permitted in the pool/spa or around the perimeter of either the pool or the spa.
9. **Pool Keys.** Each Owner of a Lot will receive one (1) pool/spa access key. Owners may not duplicate the pool/spa key issued by the Association. Owners may entrust their key to their family members and/or tenants. Each Owner is responsible for delivery of the pool access key to any buyer of said Owner's Lot. In the event the pool/spa area access key becomes lost or is not delivered to the buyer of a Lot, the Owner or new Owner, as the case may be, must purchase a replacement key at said Owner's sole cost and expense at a cost of Fifty Dollars (\$50.00) per key.
10. **Pool Hours.** The common pool/spa facilities are open for the use of residents and their guests during the period daylight saving time is in effect (normally April through October), seven days a week, between the hours of 8:00 a.m. and 11:00 p.m.
11. **Off-Season Operation.** Due to prohibitive energy costs, the pool and spa heaters will be turned off during the period standard time is in effect (normally November through March). Specific shutoff and reactivation dates for pool and spa heaters may vary from year to year depending upon prevailing weather conditions.

