



Townhomes at El Dorado

Homeowners Association

Newsletter

January/February 2016

2015 Annual Meeting - A big "thank you" to the owners who attended the Annual Meeting. Your input and support is greatly appreciated. We would also like to welcome Martha Bergner who was newly elected to the Board. We will miss Jim Coleman whose service as President was greatly appreciated. We look forward to working with Deb Peters as the new President.

Roof Maintenance

Have you inspected your roof lately? Please remember that keeping your roof clean and maintained avoids costly leaks and repairs. In addition, don't forget about your scuppers which also need to be regularly inspected, cleaned and sealed as needed.



Exterior Lights: Please remember that your exterior front entryway light must be on at night. Should you be interested in replacing your front entryway light with a fixture that better illuminates the area, including your address numbers, please contact Amanda at Copper Rose. If you would like to support veterans, you may change your inside entryway light to green. For more information, please visit the website at <http://www.greenlightavet.com>.



Common Area Landscape Upgrades

As the community ages, the needs of the community changes. Over the last few years the community has dealt with several erosion and drainage issues. The Board of Directors is also aware of aging landscaping that needs to be addressed. Due to these issues the Board hired a landscape consultant to create plans to address the issues with the northside common area, the entrance by the lollipop lights and the interior courtyard located in the middle of the community towards the east. Addressing these issues will be costly. Please look for a survey in the near future requesting homeowner input on how to fund this much needed work.

Cox Cable: Cox Cable will be upgrading the lines from analog to digital in the near future. They will be testing the lines as part of this upgrade on Tuesday, February 9 from 1PM to 3PM so you may see Cox personnel outside your home.



HSL/Embassy Suites Update

We have learned that HSL will no longer be building an Embassy Suites on the golf course. They will however start work on a new clubhouse and restaurant in the near future. For more information, please visit the Master Association website at www.doradohoa.org.

PARKING REMINDERS: Your garage is designed for two cars. The driveways belong to the Association and the rule is NO parking in the driveways. The streets must be kept clear for emergency vehicles like fire trucks and/or ambulances and the rule is NO parking on the streets. **Guest parking is for your guests only, which requires a guest pass that is available for overnight parking.** If you cannot utilize your garage for your cars, they must be parked at the pool area. We really appreciate your cooperation.



Memorial Bench - A memorial bench dedicated to "Rick Paisley" has been placed in the common area on Camino Del Dorado across from the large parking spaces. Should you have a chance, please stop and remember a very special resident of the community.



Barking Dogs - The community has had some recent issues with some very vocal dogs. Please remember that excessive dog barking is a violation and it must be addressed immediately. This violates your neighbors right to the quite enjoyment of the community and the right to sleep. Thank you!

Also, please remember that dogs/cats must be on a leash when in the common areas and you must pick up animal waste immediately and properly dispose of it.

Exterior Changes:

Please remember that any and all exterior changes require approval from the Association. This includes, but is not limited to, windows/doors (dark bronze frames), cameras, satellite dishes, lattice, utility lines, etc. The only paint colors allowed on the exterior of the houses and entryways is Dorado Tan and Bone White.

Upcoming Social - The last social in November was a great success. It was great seeing so many neighbors and the new owners in the community. Please join us for the next social in April. The socials are held in the pool area. We would like to thank Diane Nocella for serving as the Social Director. She does a great job!



Just a reminder - Trash and recycle containers must be stored out of view of the street, in your garage or back patio. They cannot be stored in your front entryway unless they are not visible from the street. Please remember that trash and recycle containers may be put out after 6PM the night before collection and must be brought in no later than 6PM the day of collection.



Copper Rose Community Management

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