

San Marcos Country Club Estates // CALL TO ACTION: 1 of 2  
**Boston Street Gate Upgrade Information Required**

Dear Homeowner,

As your SMCCE Board, we hope you are as excited as we are about the nearly completed beautification project at the Boston Street Gate Entrance. We are also pleased to announce the upcoming upgrade to our gate access system, set to be fully operational by September 1st. Your prompt participation is essential to ensure we meet this timeline.

**Action Required:**

To ensure a smooth and efficient transition to the new system, we need your details. Over the next week, you'll receive reminders to complete the required questionnaire via email. Please complete it as soon as possible:

**First Step: Fill Out the Form Here:** <https://tinyurl.com/SMCCEGateForm> and follow next steps upon submission if ordering.

**Key Updates & Negotiated Introductory Costs:**

- Older Remotes: Longer rectangular remotes will no longer work.
- Current Remotes: Newer square remotes will continue to work.
- Keypad Access: Current codes will work; however, a community-wide update will follow post-installation.
- New System Key Fob: \$30 each.
- Headlamp Sticker Sensor: \$15 each.
- Mobile App: \$36 annual fee (up to 4 users per household). Prorated fee for this year: \$12 (September-December).

**Next Steps:**

- Review the flier uploaded in our community portal labeled "MyQ Community Mobile App Flyer" for detailed information on the new gate access system.
- Attend a Presentation: We will hold a brief demo in late August, available via Zoom and/or in person. More details will follow via email and facebook announcement.
- Switch to New Remotes: If you currently use the long rectangular remotes, you'll need to switch to those issued by Vision Management. Your current code will still work on the keypad, and the smaller square remotes will remain functional.

This upgrade is an exciting investment in our community, enhancing both features and safety. **Please take a few moments to fill out the form by August 26th to ensure your access is uninterrupted.**

Your cooperation is greatly appreciated!

Best Regards,

San Marcos Country Club Estates Board  
Nick, Cicely, Michelle, Heidi, and Allan  
SanMarcos@WeAreVision.com

**Stay Connected:**

Follow Us on Facebook for updates and community conversation:

<https://www.facebook.com/groups/SanMarcosCountryClubEstates>

## Pavement Preservation Project - Important Updates & Action Required

Hello SMCCE Community Members,

We wanted to provide you with an important update on the Pavement Preservation Project and specific instructions for the upcoming work. Holbrook Asphalt Co. has been contracted by the HOA to repair select areas of asphalt, complete crack sealing, and apply a pavement preservation treatment called HA5 across our entire roadway.

### Project Schedule & Details:

- Work Dates: The remaining crack sealing and HA5 application are scheduled for September 9th - 13th (Monday to Friday).
- Road Closures: During the HA5 application, there will be multiple 24-hour road closures starting at 7 AM each day. Sections of our community roadways will be completely unavailable for travel or parking during these closures.

### Action Required:

#### 1. Plan Ahead for Vehicle Access:

- If you need to use your vehicle during the 24-hour road closure, park your vehicle outside the designated closed areas before 7 AM on the scheduled days.
- Parking Map: Please refer to the map provided for specific closure zones and dates (enclosed and listed on vision portal)

#### 2. Parking Guidelines:

- Our streets are designed for a small private community. Park on one side of the street only to allow emergency and other vehicles to travel through the community.
- Do Not Block Driveways or Park on Others' Property: Ensure that your vehicle is not blocking any driveways or parked on someone else's property.

#### 3. Respect the Construction Crew:

- The construction crew incurs significant costs daily while working in our community. Please do not impact their work. Follow all parking and road use instructions closely.
- Be Respectful: We understand this project is an inconvenience. We ask that everyone be patient and respectful toward the workers and other community members during this period.

#### 4. Irrigation Management:

- Follow the special instructions for parking and irrigation management included in the attached notice to avoid damage to the HA5 treatment.

### Important Reminders:

- Vehicles May Be Towed: Vehicles parked in the wrong section during scheduled work may be towed at the owner's expense. Additionally, any damage to the HA5 treatment will result in extra costs, typically billed to the offending property owner.
- Stay Updated: Schedule changes may occur due to circumstances beyond the HOA and Holbrook's control. We will communicate any changes as soon as we are aware of them. Follow along via our community facebook page for most recent communication.

### Questions?

If you have any questions about this project, please reach out to an HOA board member or contact Holbrook's Project Manager, Lisa Shaw, at 602-875-0083.

Your cooperation and attention to these details are critical to the successful completion of this project. Thank you for helping us maintain the quality and longevity of our community roadways.

Best Regards,

San Marcos Country Club Estates Board  
Nick, Cicely, Michelle, Heidi, and Allan  
[SanMarcos@WeAreVision.com](mailto:SanMarcos@WeAreVision.com)

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## **Addressing Resident Concerns and Questions**

### **1. Work Schedule & Access Concerns**

*Question:*

*How can we manage getting to work and other places we need to go during the road closures, especially since we rely on being able to use our vehicles?*

*Answer:*

*Property Owners will still be able to go to work and anyplace else they need to. We ask that you plan accordingly by moving your vehicle to street parking the night before or before 7 AM on the day your road is scheduled for work. The road in front of your home will be closed for 24 hours, so advance planning is essential.*

### **2. Tenant Notification & Communication**

*Question:*

*Are landlords being informed so they can notify their tenants about the road work? My landlord hasn't mentioned anything, and we could have missed this important information.*

*Answer:*

*This project has been in the works since late 2023 and has been discussed in monthly HOA meetings and on this platform since April. We have recently finalized the schedule and details of the work, and we are sharing this information not only here but also via an email blast and a mailer that will go out to all property owners early next week. The work is scheduled to start September 9th and last 5 working days. We encourage landlords to notify their tenants to avoid any disruptions.*

### **3. Parking Solutions & Street Access**

*Question:*

*Where should residents park if the streets are too narrow to accommodate everyone during the road work? Is there an alternative parking solution?*

*Answer:*

*You and your close neighbors will only be parking on the street for the 24 hours that your section of the road is being worked on. We ask that everyone be considerate of where and how they park and stay on one side of the road to allow vehicles to pass by. This is a temporary measure, and we appreciate your cooperation.*

### **4. Road Closure Timing**

*Question:*

*Will the road closures definitely not start before 7 AM so that residents have time to move their vehicles?*

*Answer:*

*Roads will not close before 7 AM. This allows everyone sufficient time to move their vehicles and plan accordingly.*

## **5. Elderly & Handicapped Accommodations**

*Question:*

*How will elderly or handicapped residents be accommodated during the road closures, especially if they have medical appointments or other needs?*

*Answer:*

*We are providing notice now so property owners can plan accordingly. If you are elderly or handicapped, please contact an HOA board member or Holbrook's Project Manager, Lisa Shaw, at 602-875-0083. We will discuss your specific situation and see what accommodations can be made to assist you.*

## **6. Service Interruptions: Mail, Trash, & School Buses**

*Question:*

*How will services like mail delivery, school buses, and trash collection be handled during the road closures?*

*Answer:*

- Holbrook Asphalt will coordinate with the US Postal Service to ensure mail delivery is not disrupted.*
- If you believe school bus pickup will be affected by the schedule, please contact an HOA Board member or Holbrook's Project Manager, Lisa Shaw, at 602-875-0083 to coordinate arrangements.*
- If necessary, Holbrook will move trash cans left out to avoid impacting the work.*

*In general, a property owner can expect to walk 50 to 1,800 feet to their parked vehicle or a location to be picked up or dropped off. This distance is approximately 2 city blocks, and this inconvenience will last for 24 hours. We appreciate your patience during this project.*

## **7. Golf Cart Access During Pavement Work**

*Question:*

*How will golfers be able to cross the road in golf carts, especially on Quarty Circle, during the pavement work? Will the golf course be informed about this?*

*Answer:*

*Our board president is in communication with the golf course. There is a cart path that is concrete and will not receive HA5 Treatment, ensuring that golfers can cross the road without impacting the new surface.*