

# THE VENTANA VIEW



## DID YOU KNOW?

The [Ventana website](#) by Vision Community Management is a great source for all things Ventana!

## INSIDE THE WEBSITE

For example, the maintenance matrix prepared by HOA legal counsel was recently uploaded. This is a great document to assist in answering questions about who is responsible for what costs, whether the HOA or the owner of a unit.

As more documents are added, the board will be sure to let everyone know.



## DUMPSTER CHARGES

Republic will now assess overage charges any time that a dumpster lid is not fully closed. Overage charges incurred this year so far have averaged an additional \$85 to \$160 per month. The board will continue to monitor overage charges to make a determination as to how these increased fees will impact dues in 2025.

Please do not add trash to a dumpster if it means that the lid will not fully close. Instead, place your trash in one of the other 3 dumpsters located on property.

## Vehicle Reminders

• All vehicles located in the gated Ventana community must be properly registered - any vehicles with expired tags, regardless of the state of registration, will result in a courtesy notice to either update the tags or remove the vehicle from the premises.

• The Rules and Regulations have a provision under Parking as follows: "No vehicle creating loud or annoying noise is permitted."

Vehicles not in compliance may be subject to towing.



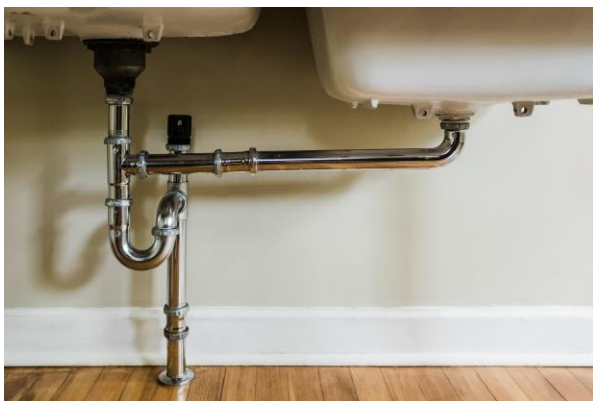
### AROUND THE PROPERTY

If you see something that needs addressed - lights out, sprinkler heads broken, etc - please report it to Vision Community Management so that repairs can be addressed in a timely manner.

### ANNUAL ELECTION

Thank you to everyone who participated in this year's annual election which was held in May. The following were elected to the board for a one (1) year term:

- Linda Hurst
- Rhonda Williams
- Laura Doherty
- Paul Dellai



## Plumbing Responsibility Changes

The board has updated the procedure for reporting non-irrigation leaks to the HOA. See the email from Vision dated June 19<sup>th</sup> or the Ventana website for more details.

### BOARD MEETINGS

Owners are invited to join the Zoom call for board meetings on the second Thursday of each month (excluding August and December). You should receive an email with instructions on how to join.