

Vineyard Oak Community Newsletter, Fall 2017

Welcome! We will be including seasonal reminders to the community, useful information, and touching on topics brought up to us from homeowners. If ever you would like something included here, email the HOA.

Yard upkeep: Fall is a great time to trim back overhanging branches, overgrown bushes and landscaping. It is our responsibility to keep our sidewalks passable and free from overgrown plantings, and to level paving bricks that may have shifted and collapsed. It is also important to keep bushes and trees away from your windows and at a reasonable height. We have complaints about overgrown landscaping, and yards and landscaped areas full of weeds. Please treat your yard each season with appropriate fertilizer and weed control. We have several referrals for lawn services from fellow neighbors and we would be happy to provide a recommendation, feel free to contact us! When mowing your lawn or raking, grass clippings and leaves are not to be blown into the street. Low lying tree branches overhanging the sidewalk and obstructing path should be pruned back. We have received some complaints and will contact specific properties as needed. If contacted, please act to solve the problem. Failing to do so will result in us hiring a service and sending you the bill.

Recycling/Trash: Cans are to be kept in garage- not in driveway or on side of house visible to neighbors. When putting out recycling, please use a secure can with a lid. On windy days this must be put out in a secure fashion.

Dues: Thank you for continuing to pay your quarterly dues on time. This really helps the neighborhood finances and makes the treasurer's job much easier.

Lights: Using your porch and lamp post lights every night is a great way to deter any vandalism or break- ins. As we approach Halloween, it seems we always have some mischief. Start NOW with your lights!

Contractors/Lawn services at your home: We love to see neighbors adding value to our community by making home improvements! However, if contractors are at your home, they should be parking at your house and not your neighbors. They should also clean up all debris from projects- roofing materials, mulch, rocks, etc.

Paperwork: When making improvements to your home, it is important to follow proper channels with the HOA. This includes hardscapes, playhouses, patios, roof replacement, changing doors or shutter colors, and outdoor spaces. We want to emphasize that this is not to prevent anyone from improving their property; it is to make sure projects are in line with general appearance of the community and to make sure you are compliant when it comes to reselling. Often in sales there is a sense of urgency and if a homeowner has not followed proper channels, the HOA can't make things happen more rapidly if paperwork isn't up to date on modifications to a home. If you have a question, email the HOA. We are here to help.

Dogs: Please clean up after your pets. Also, if your children are walking your dog, they need to do the same. It is not ok to let your dog walk in neighbor's yards, even while you are walking your pet on a leash. They should be kept to the grass in between street and sidewalk, and off of landscaping and mailboxes.

Nuisance animals: We have received a complaint about a cat marking another neighbor's house and property. If you have an outdoor cat, please keep it off neighboring properties. We have advised that if the issue continues, neighbors should call animal control to catch the cat and remove it. Here's the number: [410-638- 3505](tel:410-638-3505)

Back To School: Please be mindful of bus stops and busier times in the neighborhood. There are often kids darting in and out and we have had complaints of some neighbors driving very fast and recklessly especially in the mornings. Look out for the increased activity at peak school times.

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