

Sunland Division 7 Condo Association

Newsletter - February 2023

NEXT BOARD MEETING

Thursday, February 16, 2023, starting at 4:30pm

The regular Board meeting will be held at the Gathering Place (135 Fairway Drive) on Thursday, February 16, 2023 at 4:30pm. All Owners are invited to attend. See the Division 7 website for the full agenda.

If you have issues or questions for the Board that you would like addressed at the meeting, please submit by Wednesday, 1/18 to the Board President, Rob Baer at presidentdivision7hoa@gmail.com.

Division 7 Website - www.sunland-div7.com
Owner Only menu password is **22Hilltop20**

Happy Valentine's Day!

Today is a special time to let those you care about know how much they mean to you. Love comes in all forms – hugs, kisses for sure – but also in other ways – especially on Hilltop Drive! It is not lost on this editor that during the trials of life, we are fortunate to have neighbors and friends who support each other - through cheery thoughts, cards, prayers, food, and even running errands!

On Hilltop, we love helping each other!

May you take the day to thank those who make your life easier, richer, and more meaningful – often just when you need them!

Have a glorious Tuesday!



Month by Month – Emergency Preparedness!

Our CERT representative, Joel Ogden, has given us a way to focus on one aspect of emergency preparedness each month –

Month by Month Preparedness!

February is the month to focus on **Food Storage!**

- Build up your food storage – start with 3 days' worth of emergency food for each family member.
- Make a plan for how you will build up your emergency pantry – what foods are needed
- Find a safe place to store your emergency food in your home.

For more info – you can go to the Emergency Essentials site here:

<https://beprepared.com/blogs/articles/month-by-month-preparedness-calendar>

Per the materials provided at the May Your Neighborhood presentations, these are the items to purchase for February for your emergency closet, if you have not already:

- Canned Fruits and Vegetables
- Chocolate (after Valentine's Day is over!)
- Oatmeal
- Pancake Mix/syrup
- Ramen soup
- Canned Salmon or Tuna
- Supplements – vitamins – aspirin/Tylenol
- Dental care products

Administrative Assistance needed

The Board will be advertising to hire an Administrative Assistant to work one day per week. The 2023 Budget allocated funds for us to pay for administrative help for the Board, and while we had a candidate ready to accept the position, that candidate has had to decline due to family health issues.

Duties will include (job description available on request):

- Maintaining the Division Unit records including filing all Requests for Service and other correspondence pertaining to each residence.
- Creating and maintaining a log of all service requests including any actions taken, contractor utilized, and completion costs and dates.

Other duties, as times permits, will include assistance with minutes and other Board correspondence.

If you know of anyone who is interested in applying, please send resumes to carols48@gmail.com.

WELCOME New Residents to Hilltop Drive –

117A – Elizabeth Rosenberg

147 – Joe Hallberg

Welcome Joe and welcome Elizabeth – we look forward to meeting you!

LANDSCAPE UPDATES

From Scott Bower, Landscape Director

NOTE: Kelly Foster and Scott Bower are now coordinating Landscape committee duties together – a great team! Thanks Kelly for stepping up! Scott's email is – bowerscott0528@gmail.com. Kelly's email is – foster55551@gmail.com

MOLES – a contractor has been hired to trap the moles, starting with the area on the south yard behind the two tile roof buildings. More updates to follow.

YARD WASTE AREA – signs are being installed on the bins as a reminder to the Hilltop residents – what can and cannot be placed in the can. This service is for the residents of Division 7 only – please do not let your friends from other areas use this to dispose of yard waste.

If you have any issues, please enter a Landscape Request for Service form found on the Division 7 website:

www.sunland-div7.com.

MAINTENANCE UPDATES

SIDING REPAIR: We have bids for siding repairs on the west facing walls of two of the Units. The Board will be reviewing the best proposal, so that work can begin as soon as weather permits.

DECKS: Bids are coming in for decks at 137C and 137D as well as 161 and 119C. The Board will be reviewing those bids as well – and can hopefully have deck repairs start as early as May this year.

GLASS REPLACEMENT: Bids are in for glass replacements needed. Glass replacement will be done in the order the requests were received – completing the oldest requests first until 2023 budget is gone.

If you have any maintenance issues, please enter a General Service Request on the website.

If you have questions, phone Joel Ogden, at 805.217.0689 or by email – joelogdenc5@aol.com.