



# Tierra Linda

## February 2022 Newsletter



### YEAR AT A GLANCE

#### January

- Approve inspector of Election Bid
- Approve Draft Audit
- Insurance Renewal
- Approve Draft Reserve Study

#### February

- Approve Budget
- Mail Budget to Homeowners

#### March

- Mail Requests for Annual Election

#### April

- FYE April 30, 2022
- Post Notice of Candidates

#### May

- Mail Ballots for Annual Election

#### June

- Annual Election  
(2 director positions up for election)

#### October

- Prepare for Reserve Study

#### November

- Solicit Insurance Renewal

#### December

- Obtain Spring Trimming Bids

### 2022 EXCITING ANNOUNCEMENT!!!!

The Board of Directors is excited to announce that we have just approved the community-wide painting project to be done by Empireworks!

This painting project will include the repainting of the stucco and wood surfaces of the whole community.

By approving both projects together (painting of the wood trim AND the stucco), we have saved \$13,661.00 on the total project. By contracting before Feb 1st, we have saved another \$12,000 before price increases due to inflation take affect.

That's a saving to the community of approximately \$26,000!!!

We will be sure to share with you more information on the project in the up and coming months.

### TRASH CAN REMINDER

We are still seeing a lot of trash cans left out beyond the current time limits.

Just a friendly reminder, trash cans need to be brought in by 6:00 pm the following day after pick-up. Our regular pick up day is Friday, so this means your trash cans need to be brought in by Saturday, no later than 6:00 pm.



### PROPERTY MANAGER

BRITTANY DURAN with  
Seabreeze Management.

Email:

[brittany.duran@seabreezemgmt.com](mailto:brittany.duran@seabreezemgmt.com)

Phone: 949-616-3506

SEABREEZE MAIN PHONE:

Mon-Fri 9:00-5:00

949-855-1800

\*Please contact her with any  
questions or issues

AFTER HOURS EMERGENCY

SERVICE:

(800) 232-7517

### INSURANCE UPDATE

Please know that we have renewed our insurance policy with Prendiville Insurance Agency on a month to month basis ONLY. Due to substantial increases of approximately \$30,000 per year, we are continuing to get bids for more affordable companies. But please know we are currently in compliance and will continue to work on more affordable options.

### IMPORTANT DATES

2/21 @ 5:30 General Session Board Meeting  
3/21 @ 5:30 General Session Board Meeting

**3rd MONDAY of every month!**

Please consider attending the meetings via  
ZOOM each month.

### BOARD MEMBERS

President: Lou Franson  
Vice President: Jennie Dillon  
Treasurer: Andrea Smith  
Secretary: Jennifer Nelson  
Member at Large: Clinton Heys