



The Bonita Highlander

October 2024

San Diego County Code Compliance

Mr. James Bray, San Diego County Code Enforcement Officer, Compliance Division, was the guest speaker at the September BHHA meeting. He provided us with a mountain of helpful information regarding the County's compliance services, and what his office actually does.

Frequently Used Contacts:

- Zoning, (858) 565-5981. Call for general zoning information, use allowance and animal regulations. Phone lines open M-F, 8:00-11:45 am; Walk-in Hours M-F, 8:00-11:45 am and 12:30-4:00 pm.
- Building, (858) 565-5920. Call for permit fees, building inspections, engineering, building permit verification, and building permit research. Walk-in Hours M-F, 8:00-11:45 am and 12:30-4:00 pm.
- Public Works, (858) 694-2212. County maintained roadways, sidewalks, bridges, traffic signals, street lights, street name signs, flood channels, pedestrian pathways and stormwater.
- Environmental Health. Septic, (858) 565-5173). Food and Housing, (858) 505-6903. Call for retail food safety, public housing, public swimming pools, onsite wastewater systems, apartments, hazardous materials, substandard housing.
- Vector Control, (858) 694-2888, or send email to vector@sdcounty.ca.gov for mosquitos, rats, dead birds, ticks, green pools, etc.

Mr. Bray pointed out that reporting is anonymous and all complaints are investigated. The issue of green pools was discussed. While Vector Control will put mosquito fish in the green pool, it's till the homeowner's responsibility correct stagnate water that causes the mosquito infestation. He also explained the various things his office investigates, Solid Waste; Abandoned, Inoperable and Junk Vehicles on Private properties; Construction Without a Permit; Grading Without a Permit; Clearing Brush and Vegetation Without a Permit; Businesses Not Allowed to Be Operated out of a Residence; Storage of Commercial Vehicles on Residential Property; Animal Keeping Over Limit Allowed; Animal Enclosures too Close to the Property Line; Noise Complaints; Graffiti; Occupied Trailers and RVs; and Non-Exempt Signs.

What to Include in Your Complaint: street address and detailed description of violation. If it's a noise complaint include description of noise and video with time stamp if possible. You will be asked to submit your contact information but it will be kept confidential. He also noted there are various consequences for non-compliance to County Code requirements.

Neighborhood Notes

Open Space

The rainy season is close at hand. We have scheduled the brow ditch cleaning in the Open Space towards the end of October and early November. It is amazing how debris builds up quickly in brow ditches and along curbs when fall winds blow through our trees. Leaves and brush, pine needles and such float down the gutters and either get stuck on a parked car or flow into the storm drain creating problems in the drainage system.

For those homeowners that have a brow ditch running through their property please be so kind as to keep it clean to minimize potential clogging and flooding when the rains come. If we all do our part, water will flow efficiently through the Highlands and not impact those down hill. Thanks for you help with this matter.

A-NARR

You all received this form with your Annual Audit packet in September. Many people have sent in new email and address info, and for those of you who feel there have been no changes, please go to your PayHOA account and check your contact information. I have noticed accounts where emails have “bounced back” and the homeowner is left unaware of information being sent to them. When you go to your account and click on Communications and scroll down under Status; Green means good, Red means there is an issue that needs to be fixed.

Thank you for checking this out.

Trail Etiquette

Did you know there is etiquette for sharing the trails throughout the county and in the Highlands. Horses and riders have the “right of way” on county trails. That means that people with pets (dogs must be on leash), people by themselves, and people on bikes need to move aside and let the horse and rider pass. Although there are few horses living in the Highlands, the BHHA horse trails are county trails and riders from all around are welcome to ride on them and do so on a daily basis.

Please be mindful of your surroundings as you walk the trails, be on the lookout for snakes, coyotes, and riders on horses. Homeowners have seen an abundance of coyotes in the Highlands. Some healthy and stealing figs from trees in the back yard, others appear thin and ill. Keep yourself and your pets safe.

Farewell and Welcome

As President Parnell mentioned last month, John Gilman has retired as our long standing BHHA ACC-A Staff member. He worked along side his wife Ana Maria for 17 years, overseeing landscaping, painting, solar installations, room additions, ADU/JADUs, fences, sheds, and the many pools and spas added to the Highlands. He has passed the ACC-A baton to John Niekrasz who was raised in Bonita. John graduated from Bonita Vista, went to Stanford and the University of Edinburgh. He returned to Southern California and now lives in the Highlands with his wife and 2 children. He said that he looked forward to the opportunity to meet his neighbors which was why he applied for the ACC-A position. He is knowledgeable and helpful, computer savvy, and willing to work with all of you. Welcome John Niekrasz!

It is nice that we can still say “Hey John, I have a question?”

October is the Month To ...

- Think about running for a position on the **BHHA Board of Directors**. The BHHA is overseen by 5 elected Board of Director volunteer residents. They oversee 5 part time Staff Members who deal with structural modifications, CCR/Rules & Regs compliance, Open Space maintenance, finances, and correspondence. The 10 members work as a cohesive team to keep the HighLands a beautiful place to live. If you would like to run for a Board position, please contact the Recording Secretary at bhighlanderhoa@gmail.com and ask for a Candidate Qualification Form.
- Checkout the **Sweetwater Valley Civic Association (SVCA)**. The SVCA champions the interests of the local community. They meet the first Tuesday of every month at the Community Room at the Bonita Sunnyside Library. Representatives from the County Board of Supervisors, the Sheriff's Department and the City of Chula Vista normally attend and are available for citizens questions.
- Make sure your property is "fire safe" as **October is Fire Awareness Month**. Capt. Oosterbann from Bonita Sunnyside Fire Department provided some helpful information during his BHHA visit last October, including information of Fire Smart Landscaping and ReadyforWildfire.org/fire-smart-landscaping. He reminded us that what we plant close to our homes can impact the spread of the fire up into the eaves. We need take note of our home's landscaping height and proximity to our homes. Additionally, be aware of your lithium batteries, as they can over heat and catch on fire or explode. And lastly, he said if the fire services requests homeowners to evacuate their homes, please make sure to turn off your sprinklers and leave your interior lights ON. Both actions will help the firefighters attack your home if it's on fire.

The Bonita Highlander is the monthly newsletter of the Bonita Highlands Homeowners' Association (BHHA), a California non-profit corporation. The Newsletter is distributed (postage paid) or emailed to each residence within the Bonita Highlands. Information for publication should be send to the recording Secretary & Editor, Mary Ellen Phillips at bhighlanderhoa@gmail.com by the 15th of the month, for publication the following month. The Association reserves the right to edit any copy submitted for publication.

BHHA

PO Box 458

Bonita, CA 91908-0458

The BHHA documents, forms, meeting minutes and notices can be found on its website:

bonitahighlands.org



The Bonita Highlander

5073 Central Ave. #458
Bonita, CA. 91908 - 0458

PRST-STD
U.S. Postage
PAID
Chula Vista, CA
Permit No. 171

The next monthly BHHA meeting will be held on ***Tuesday, October 8 2024, at 6:00 PM***, in person at the Bonita Sunnyside Fire Station. All homeowners are welcome to attend.

1. Call to Order, Roll Call, Introduction of Board members, Pledge of Allegiance, Announcement of the Next Meeting, Adoption of Minutes from the last monthly meeting.
2. Homeowner appearances for appeals to notices, fines, or requests for structural alterations.
3. Homeowner Open Communications.
4. Committee and Staff Reports.
5. Old Business.
6. New Business.
7. Community Items of Interest.
8. Board Member Comments.
9. Adjournment.
10. Board Executive Session (if required).



The BHHA Board of Directors (BOD) welcomes and encourages e-mail and letters from homeowners. Any letter sent to the Board may be published in this newsletter. Any opinions expressed in this newsletter are those of the author or other contributor, and do not necessarily reflect the opinions of the BOD or any Staff Member.