



# The Bonita Highlander

June 2021

## From the BHHA Board President

So we are changing our tact in producing our Bonita Highlander newsletter. Instead of just building it to print in black and white, we are adding color so you may open a copy on our BHHA web site and see some of the beautiful pictures that are presented from time to time. The printed copies will still be in black and white to conserve printing costs.

The big news for you homeowners who live on or near Corral Canyon is that the roadway has finally been repaved. The County used a “mill and fill” technique which removed the old roadway material down to the “foundation” (the mill process) and then repaved the surface with new asphalt (the fill process). Unfortunately, a leak was discovered from an underground water pipe that caused the new pavement near 4111 Corral Canyon to start cracking. A homeowner informed the BHHA and we let County know of the problem. They got right on it and if unable to determine what agency was responsible (i.e. County or Sweetwater Authority), the County manager said that County would fix the problem and absorb the cost. That was the last I heard anyway. So far, I see that there is work near the cracked area and I’m hoping that a permanent repair will be effected soon.



The next order of business will be to ask County to paint the curbing on the traffic calming devices used on Corral Canyon in order to make them more visible. The last time I drove the roadway, the curbs were still a natural concrete gray, and they need to be a bright yellow, a reflective silver, or reflective white... whatever County recommends.

Next year, starting in the Summer of 2022, it will be Central Avenue’s turn for paving, which is scheduled from Dawsonia St to Country Trails. Also, Country Trails is scheduled for paving from Wild Oats Lane to the Chula Vista “CL”, which I believe stands for City Line. The schedule doesn’t state what treatment will be used. It could be “Cape Seal,” “AC Overlay,” or “Mill & Fill AC.” Right now the schedule shows “TBD” as is To Be Determined.

Like you, I am really looking forward to coming out of our pandemic mode. When the fire station again opens we’ll plan on meeting there, as we have for many years. But until then, we’ll continue to meet for our monthly BHHA Board meetings via video teleconference (VTC). All BHHA homeowners are invited to attend. The times and method of joining the VTCs is on page 3 of this newsletter.

Now that the weather is warming up, why not take the time to walk around the Bonita Highlands? We have some great trails... some with gentle hills to climb and others with some really challenging hills. Great cardio workout, whichever you choose.



That’s all for now. Happy June 15th (I hope)... when we’ll get to see each other’s smilin’ faces again (masks off, hopefully).



**Bonita Highlands... unique in San Diego County... city-close country living! ~ Mike**

# Open Space Report

Our Open Space Chairwoman, Michelle Kriz, asked us to pass on the following information:

- The BHHA Open Space annual mowing of our wild oats will begin on June 16th. Our landscape maintenance crew did an outstanding job last year and we expect them to do the same this year.
- Trails are being dragged at this time, for the first time this year. There will one or possibly two more trail dragging events later in the year, depending on how the trails hold up.
- We have been hiring exterminators to reduce the ground squirrel and gopher population in some of our soil banks. The burrows made by these critters can cause major erosion during heavy rains. This is a constant problem but is made worse when homeowners leave food out for wild life. Please do not leave food out at night.
- Our landscape crew is continuing to trim, lace, and remove trees that have been identified as either a fire or safety hazard. We hope that you will agree that the work completed so far has definitely enhanced the look of the open spaces in the Bonita Highlands.
- We are looking at giving up on one of our owl boxes that is on a pole. It has been taken over by bees on an annual basis. We need bees to pollinate the fruit trees and flowers in our area, and we need owls to help keep down the rodent population in the Highlands. The Association is looking at possibly adding some new owl boxes but placing them in some of our open space trees instead of on poles. That placement has been successful in other areas of the County. ~ Ed.



**A place to raise a family.**



## Bonita Highlands

### City Close... Country Living

~ 667 Homes

Annual Assessment Fees  
Less Than Most Other HOA's Monthly Fees

A Dedicated Volunteer Board & Semi-Volunteer Staff



**A place to retire.**



**New Neighbors:** Call the Bonita Highland's "Welcoming Committee" representatives **Bobbie and Ray Snider** and "get mugged" (a coffee mug, that is)!  
Call (619) 421-9384 to set up an appointment or ask questions.



**Plan Ahead!** Summer is rapidly approaching and although homeowners had the whole COVID 19 shut down to look around and plan projects to improve their home, I am sure they found, as I did, everyone else in S.D. County had the same idea. Contractors with open time and a willingness to take on projects big or small seemed to be few and far between. They were all incredibly busy, and that is a good thing for them... but not so much for some homeowners.

That said, IF you have thought of something you would really like to accomplish in the next 4 months, submit an Structural Change Request (SCR) to the HOA and get your project approved at the **June 8th**, HOA meeting. Should you miss that approval date, you will not have another opportunity to plan an improvement and get it approved until the **August 10th** meeting.



There is no Board meeting in July, hence no SCR approvals. Should you miss the SCR approval date, please do not start that special project until you have an approval letter in hand. Starting without approval causes nothing but trouble as you will be fined by the HOA, and that is not a good thing. As I said....**Plan Ahead!**

**RESPOND, Respond, Respond.** As I say in every newsletter, please respond when you have received a letter from the HOA. Whether it is from the SCR staff or the Conformance staff, RESPOND. Every month when I type the minutes and record recommended fines, the last comment is usually, "HO has not responded."

Take the time to respond, state your case, ask for more time, or ask for a special arrangement; just *please* don't ignore the letters. As our Board President states regularly, "Fines are not intended to make money for the HOA, they are to urge people to comply and follow the rules." In any case, have a wonderful summer. -Ed



**U.S. Postal address for the BHHA:**  
Bonita Highlands Homeowners' Association  
PO Box 458  
Bonita, CA. 91908-0458

**E-mail address:** [bhighlander@cox.net](mailto:bhighlander@cox.net)

**FAX only:** (619) 479-2200 (24 hours)

You may also find documents, forms, meeting minutes, and notices on our **BHHA** web site: [bonitahighlands.org](http://bonitahighlands.org)

**Congrats! 99% of BHHA homeowners have PAID their Annual Assessment of \$435.**



The remaining owners of Bonita Highlands lots should take note of important information: on June 9th, the Association will turn delinquent accounts over to our attorney to begin legal actions, per our stated Collection Policy. The amount owed by delinquent homeowners will then increase to an estimated **\$838**.

If the assessment, late charge, interest charges, and attorney fees are not paid, a lien will be filed against a delinquent homeowner's property by our attorney, and the amount due will increase to about **\$1,764**.

If you need to know what you owe today, please send an e-mail to [bhighlander@cox.net](mailto:bhighlander@cox.net) with your property's address. ~ FO



Until the Fire Department's Training Room is again opened for community use, BHHA monthly meetings will be held by way of Zoom video teleconference (VTC). Our next VTC meeting will be on **June 8th at 6:30 p.m.**

All Bonita Highlands Homeowners are welcome to attend! Homeowners wishing to attend the VTC meeting must send an e-mail to our Recording Secretary requesting that they be included in the distribution of the e-mail, which will provide the meeting's VTC link: [bhighlander@cox.net](mailto:bhighlander@cox.net)

Homeowners wishing to attend who don't have a computer may send a letter to our above U.S. postal address with their phone number and our Recording Secretary will contact them to provide a homeowner's address who has volunteered an outside VTC station at their residence within the Highlands. ~Ed.

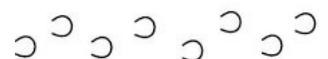
**The Bonita Highlander** is the monthly newsletter of the Bonita Highlands Homeowners' Association, a California non-profit corporation whose mailing address is: **P.O. Box 458, Bonita, CA 91908-0458**



This newsletter is distributed (postage paid) to each residence within the Bonita Highlands community.

Editor / Distribution: **Mary Ellen Phillips**

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

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The next monthly BHHA HOA meeting will be held on **Tuesday June 8th, 2021 at 6:30 p.m.**  
The meeting will be convened on a Zoom Video Teleconference.

1. Call to Order, Roll Call, Pledge of Allegiance, Announcement of the Next Meeting, Adoption of Minutes from Last Meeting.
2. Homeowner Open Communications.
3. Homeowner appearances for appeals to violation notices, fines, requests for structural alterations.
4. Committee and staff reports.
5. Old Business.
6. New Business. 7. Community items of interest.
8. Board Member Comments. 9. Adjournment.
10. An Executive session may be held.



The Bonita Highlands Homeowners' Association Board of Directors welcomes and encourages e-mail and letters from other homeowners. Any letter sent to the Board may be published in this newsletter. Please sign letters and include a phone number (which will NOT be published). Any opinions expressed in this newsletter are those of the author, the editor, or other contributor and do not necessarily reflect the opinions of the Board of Directors or any member thereof.

