

## GOODBYE 2022, HELLO 2023

During the annual HOA meeting, Amanda, Tyler and Allie were re-elected to the Board.

The following are enclosed with this newsletter:

- Invoice for 2023 dues
- Meeting minutes from the annual homeowner's meeting that took place on 12/05/2022
- P&L for 2022 and current Balance Sheet

Please feel free to reach out to us with any questions or concerns.

## WINTER HOME MAINTENANCE TIPS

Below are some tips to take care of your home & stay safe during the winter:

- Clean or replace your furnace filters regularly to help it work at peak efficiency
- Caulk small holes and cracks around vents, ducts, pipes, exhaust fans, fireplaces, & under counter tops to avoid hot air escaping and cold air from coming in
- Check doors and windows for gaps and drafts
- Replacing weather-stripping can lower your heating costs
- Change the direction of your ceiling fans
- Trim trees and remove dead branches
- Keep gutters clear of leaves, sticks and other debris; and
- Check smoke detectors and carbon monoxide detectors to ensure they are operating properly.

## OWN A SMALL BUSINESS?

We're looking for small businesses owners that live in our HOA. This year, we would like to feature these entrepreneurs on the HOA website. Contact us for more information.

## BASKETBALL HOOPS

This is a reminder that basketball hoops should only be placed on your private property. Hoops that are in the street, or on the sidewalk, create hazards for drivers and pedestrians. They can create issues with the water not draining correctly from the street, along with complications during the City's leaf removal and street cleaning.

## TRASH & RECYCLING BINS

Trash & recycling bins may be left on the street for 24 hours only for pick up. Please remember to store bins so they aren't visible from the street.

## KEEPING YOUR PROPERTY SAFE

Below are some tips for keeping your property safe.

- Anytime you are not home, make sure you lock the doors to your home. Most burglaries happen during broad daylight when everyone is at work
- Make sure you lock your car doors and do not leave valuables in your vehicle. Glove boxes and center consoles are car prowlers number one spots to check. If you do become a victim of a car prowler, check the surrounding bushes on your block. Car prowlers tend to stash the items they take in bushes and come back for them later
- Turn your outdoor lights on at night and leave them on until the morning. This extra light is a deterrent to prowlers
- Install outdoor security cameras and/or alarms
- Report all crimes to the Albany Police Department. This will assist them in assigning patrols and knowing what to look for
- For Seniors, the Albany Police Department is available to conduct a free security survey of private residences. They can offer suggestions regarding external and internal lighting, security locks, exterior foliage and fencing, alarms, etc. They will also install deadbolts, view holes, and locks. This is paid for by a Grant received awarded by Home Depot. To schedule a security survey for your home, contact Lieutenant Buck Pierce at 541-917-3209 or buck.pierce@cityofalbany.net

## TREE TRIMMING

Many of us have trees that hang over a street or sidewalk. As part of keeping the sidewalks clear, the City also requires that trees should be trimmed periodically to ensure there is a clear path for pedestrians and prevent injuries. Below are the requirements provided by the City.

- Sidewalks: Trees should be trimmed 8 feet above the height of the sidewalk
- Streets: Trees should be trimmed 14 feet above the height of the street

## ARCHITECTURAL CHANGES

Please remember that making visible changes to your home or property might require Board approval. This includes exterior paint, major structural changes to the interior, etc. If you're planning any projects, please take a moment to review the Architectural Change requirements detailed in the CC&Rs. This can be found under Article C. An Architectural Change Request Form is available on the HOA's website, or can be requested by contacting a member of the Board. We do our best to respond promptly.

## ELECTRONIC COMMUNICATIONS

If you would like to receive our newsletters by email, you can sign up at <http://www.oakcreekmeadowshoa.org/signup.html>. Invoices and meeting notices will continue to be sent through the US Mail as required by the HOA By-laws. You can opt out at any time. If you choose not to sign up, you will continue to receive all communications through the US Mail.