

To: Arlington Place Homeowners
From: Arlington Place HOA Board Members

In this issue:

- Arlington Place HOA Board Members
- Maintenance Report
- Noise
- Clean Up After Pets

Arlington Place News

Is published in an effort to keep Arlington residents and owners informed on pertinent information and issues, as well as build a sense of community among its residents.

Townhomes on the Hill Arlington Place Homeowners Association Board Members:

- Paul Eckert, President
- Kathy Sutherland, Secretary
- Kirk Evans, Treasurer

As your elected Board Members, we are committed to serving all Arlington Place homeowners to the best of our abilities. If you have any questions, concerns, or suggestions, we encourage you to contact Paul Eckert at 650-799-2811 at any time.

Notice To Absentee Owners: Please Get Pertinent Information To Your Arlington Occupants As Soon As Possible.

Maintenance Report

- We are in the process of repairing roofs and we expect to replace shingles on multiple buildings this year.
- Street surfaces will be repaired again this summer. This prolongs the life of our asphalt as we seal cracks and repair potholes each year.
- Rain gutters were cleaned throughout the property.
- HOA Board members and our property manager conduct a walk through each month to look for items that are in need of repair. If you see any items in need of repair please contact us at 801-375-6719 ext. 115 or rich@tpmrents.com.

The
Arlington
Place HOA
encourages
all residents
and owners
to submit
questions,
concerns, or
suggestions
to the HOA
by
contacting
Rich Wells at
801-375-
6719 ext 115
or Paul
Eckert at
650-799-
2811.

NOISE

As written in the Arlington Place Declaration of Covenants and Conditions; "No Obnoxious, destructive, or offensive activities shall be carried on within any lot or in any unit or in the common areas or any part thereof, nor shall anything be done there which may be or may become an annoyance or nuisance to any other owner or to any person at any time lawfully residing in the project."

We are in a community where neighbors live very close to one another and have very different sleep and work schedules. At no time may residents make noise that can be heard outside their private living quarters, this includes noise on streets or grounds at any hour. Every resident has the right to undisturbed study or sleep at any hour of the day or night. Games or social gatherings of any kind are prohibited in the Arlington common areas and streets 24/7. Please be courteous and considerate of others at all times.

FINES: Parties, gatherings, or disturbances that create noise that can be heard outside the townhome will result in a fine to the owner of up to \$1,500 from the Homeowners Association. In addition if the police are called to the scene to disband or establish quiet an additional fine of \$250 per police visit will be assessed to the owner. All such fines are due and payable immediately.

Cleaning Up After Pets

We want to remind all Arlington residents to clean up after their pets. Dog feces and urine are damaging the lawns. Please clean up after your pets. The cost of clean-up, grass replacement, and fines will be charged to those not cleaning up after their pets.

We want to thank you for your help and cooperation. We look forward to meeting the needs as best we can of all Arlington Place homeowners and residents. If you have specific concerns, please feel free to contact Paul Eckert at 650-799-2811 and we will try to assist you in every way.

We wish you all the best!

The Arlington Place Board