

Fall 2018



Alamosa Place News

www.alamosaplace.net



IMPORTANT: **HURRICANE FLORENCE CLEANUP INFORMATION**

December 1st Deadline

- **CLEAR DRAINAGE EASEMENTS:** Everyone should immediately clear/remove any large fence panels or debris from surrounding drainage easements in case we have another large rain event or storm. Clear drainage easements help prevent community flooding and lessen the creation of havens for dangerous snakes and vermin. Due to these current blockages, vital drainage maintenance cannot be performed.
- **HOMEOWNER PROPERTY LINES** go to the middle of all swales, ditches, and easements. The HOA maintains some of these drainage areas in order to ensure proper clearance for storm water and to help prevent flooding, but owners are responsible for keeping them clear of debris. This hurricane caused a large amount of debris to be scattered across the entire community. Your debris may have ended up in someone else's yard. Even if it didn't come from your home or property, it should still be removed, and nothing should be dumped over fences into these essential drainage areas.
- **DEBRIS & DEBRIS REMOVAL:** There of multiple types of debris currently blocking drainage: **Yard debris, small kid pools & toys, shingles, fencing, siding, pallets, trampolines, bottles, and more. These all need removing.** After Dec. 1st, the drainage areas will be reassessed to evaluate and note debris blockage in the community, and homeowners will be notified about clearing their area. Please take advantage of the free debris removal that the county is currently providing. Once they finish their multiple passes, they will not return, and the cost of removal will be down to you as a homeowner. The county has provided general rules to follow when putting this debris out for pickup. These rules are:
 - Separate vegetative debris (branches, leaves, etc.) from construction/demolition debris (tile, carpet, drywall, etc.) — both will be picked up, but need to be separated
 - Do not place debris in bags
 - Pile smaller pieces of debris on top of larger pieces
 - Debris should be in pieces no larger than 12 feet in length
 - Place piles at least three feet from mailboxes, utility meters, sign posts, and hydrants
 - Place piles no further than five feet from the road
 - Do not place debris piles directly under power lines
 - Try to consolidate piles with neighbors
 - **OTHER OPTIONS FOR REMOVAL:** Take to Ogden Park for free, pay a landscaper to remove, or haul yard debris ONLY to Seaside Mulch for a fee.
- **FENCES:** Many fences were downed in the community. The board has decided that ARC applications are not needed to replace your damaged fence IF it adheres to the community rules for fences. These are: **Wooden fences** – no higher than 6ft, placed no further than 2/3rds up the sides of your home, not placed in any easement (drainage, utility, or otherwise), and not encroaching on a neighbor's property. **Chain link fences**, limited to 4ft, are allowed also, or you can elect NOT to replace your fence. **NOTE:** If you are replacing a fence with something different from what existed before or you are putting up a fence that did not exist before, you still need to submit an ARC form. This form is available on the website or by emailing alamosaplacehoa@gmail.com.
- **ROOFS** – ARC applications are not needed to replace roofs that will be similar to what currently exists or which was similar before.

Updated Website Coming Soon – www.alamosaplace.net

Please be on the lookout for the community's new, updated website

PLEASE SEND IN YOUR PROXY FOR THE UPCOMING ANNUAL MEETING
THIS ENSURES A QUORUM EVEN IF YOU CANNOT MAKE IT ON NOVEMBER 20TH