

Allegrini Terrace

Spring 2017

What's New in the Neighborhood

- Annual Meeting April 18 7:00pm
- Grasshopper Lawn Service will be our provider for the 2017 season.
- CleanRite will begin twice yearly street cleanings



Save the Date!!

The Annual Meeting will be held Tuesday April 18, 2017 at New Covenant Community Church. (6000 S. 84) The meeting will begin at 7:00pm.



Stay Informed

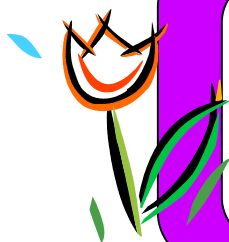
Did you know that by joining the e-mail list of Allegrini Terrace you can receive periodic updates?

You can sign up by visiting the web site and on the newsletters page you will see a registration area near the lower left.

This will be used for immediate updates such as snow removal, yard care and other happenings we may not know about in advance.

Fun Fact

We have 180 townhouses within our community!



Stay Connected

allegriniterracehoa@yahoo.com

or

www.allegriniterrace.com

Items to be voted upon at the Annual Meeting

Referendum #1 - Storm Damage Repair

Within Allegrini Terrace we have 4 residents who are unwilling or unable to complete the necessary storm damage repair to their homes. The covenants state that “.... The association may, but shall not be required to paint, repair, replace roofs, gutters, downspouts and other exterior building surfaces”.

A) Each member of the association will pay \$83.30 total per home repair.

OR

B) The HOA may cover the cost of the home repair only if there is adequate collateral as determined by the attorney and the board or directors.

OR

C) The HOA will not fund the home repair under any circumstance.

Referendum #2 – Low Level Play Ground Lighting

The playground area is very dark in the evenings and has had some vandalism in the past year. The proposal would be to add low level, possible motion activated, lighting to the walking path.

A) In favor of adding lighting to the playground area

OR

B) Opposed to adding lighting to the playground area

Referendum #3 – Additional Community Insurance

Currently the HOA has a liability policy for the community property. However, with the storm damage in May 2016 the community property suffered significant damage. We had 16 glass globes (Street Lights) damaged by hail as well as a few minor dents on the playground.

A) In favor of adding a storm damage policy for community property

OR

B) Opposed to adding a storm damage policy for community property.

Additional Annual Meeting Info....

Do you have something you want discussed or clarified at the annual meeting? Please notify the board prior to April 10, 2017 so that we can be sure to include your thoughts and ideas into our agenda. We want residents to have an opportunity to add to the discussion while providing a framework for the evening.



Recycling Information

It seems there is some confusion on what can and can not be recycled. Please see the list of items below for what CAN be recycled.

Aluminum Cans and foil

Tin Cans

All plastics #1-#7 (Except automotive containers)

All Paper Products (newspaper, mail, envelopes, etc.)

Cardboard

Paperboard, paper books, magazines

Lids and labels are ok to be left on

*** If the container held food please rinse it out ***

If items that are NOT permitted to be recycled continue to be put in the recycling bins each homeowner will be fined \$25 per occurrence. Recently the collector found a dog bed, mixers, shoes, ice skates, and wooden shelves in the recycling bins. Going forward fines will be assessed immediately.

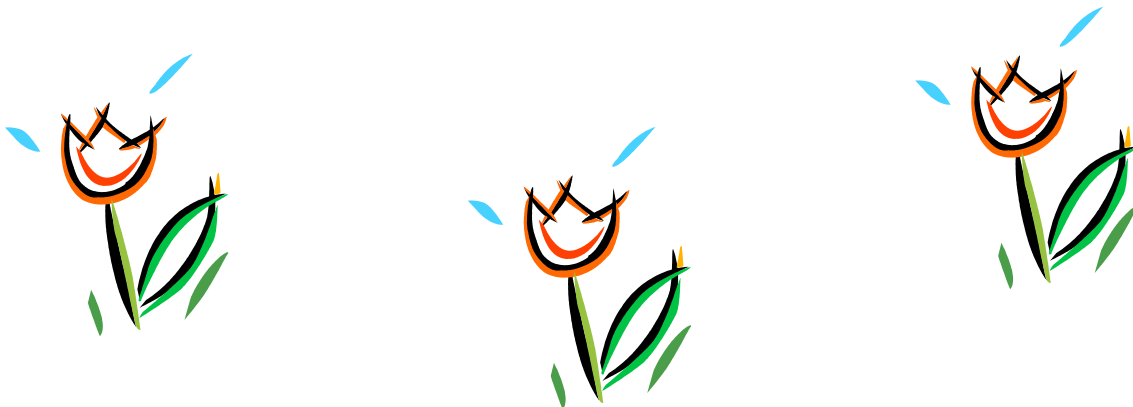
Dog Waste Options

Ok folks, for years we have heard about dog waste and people not picking it up. The board receives complaints weekly! So, we have made it very simple for you!

Two Options and the choice is yours..... or we will choose the second option for you and bill you accordingly.

1 – Pick up after you pet regularly. The mowing crew, neighbors and kids shouldn't be able to tell you have a pet if you are picking up regularly.

2 – Hire a service to pick up your waste. Good News!! Our mowing crew also specializes in dog waste removal and have agreed to provide the service at a discounted price. The cost depends on number and size of dogs. Please call Nate at 402-580-6408 for further information. (Approx \$40/month for twice weekly clean up)



Drive Way Divide

Many have inquired about the section between driveways that is currently filled with river rock. Many contractors have warned that it is this area that is allowing water to seep under driveways leading to the driveway and street deterioration.

A homeowner may cement that area using a "brick red" color for the material. In order to keep the community in compliance with the covenants that section must be brick red cement or river rock.