

Holbrook Heights

Community Association Newsletter

February, 2004

Celebrating 50 years!

1953-2003

Message from the President

Doug Lower, President

Hello, fellow homeowners. . . It's that time of year. Time for the Annual Meeting of all the homeowners in the association. We've scheduled the meeting for Tuesday, March 23, 2004 at 7:30PM at Holbrook Elementary School. In order to conduct business, we need at least 20% of the homeowners to attend or send in a proxy. That equals 187 owners either present or by proxy. We did it last year, and I hope we can do it again this year. We will give presentations on the operations of the association and, hopefully, have a guest speaker or two. I will be inviting the Northern District Commander of the Concord Police Department. I will also attempt to get someone from the city's Neighborhood Preservation Department.

The main business to be conducted is the election of board members. We currently have two openings on the board. Two more of us are planning to leave this spring. I have been on the board since 1994 and can answer almost any questions you might have regarding being a board member. Feel free to contact me via email: President@HolbrookHeights.org or Jean Bates & Associates at 925-736-2099.

As you may have guessed, I'm one of the two planning on retiring. I'd like to find a replacement before I go, and I will continue to be involved in a non-board member capacity. We live in a nice neighborhood. There are issues that come up, but overall, I'm glad I live here. The association provides us the means to address issues and improve the quality of life in the neighborhood. Please give serious thought to serving on the board and helping to shape our community.

Having said that, one doesn't have to be a board member to help out.

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ANNUAL MEETING

The annual meeting date has been set for **Tuesday March 23rd.**

As indicated by the Presidents message we need homeowners to attend to conduct business. If you cannot attend, or if you are unsure if you can attend, please send in the enclosed proxy.

We do encourage you to come, meet your neighbors and get involved in your community.

Treasurers Report

Jill Newquist, Treasurer

Please remember to send in your dues payments if you chose a payment method. Reminders will not be sent. If you lost your coupons, contact Jean Bates & Associates for amounts. You will find their contact information on page two of this newsletter.

Board of Directors Meetings

Regular Board of Directors Meetings are held on the fourth Thursday of the month at 7:30pm in the trailer near the pool.

The Board occasionally reschedules meetings because of holidays. Watch the white signboard on the North 6th Street side of the pool building for notice of rescheduled meetings.

In addition, we sometimes schedule work session meetings of the Board as association business demands. Notice of these additional meetings will

also be posted on the same signboard outside the pool building, visible from North 6th Street.

All Holbrook homeowners are welcome to attend Board Meetings. Meetings begin with a homeowners' forum. Come with your news, questions, suggestions and perhaps get involved with some great neighbors in making our community more attractive, safe and enjoyable.

It is helpful to let us know in advance if you plan to attend simply so we can move to a bigger venue if necessary. The trailer can't seat more than about 9.

Upcoming Board Meetings:

January 22
February 26
March 25
April 22

Meetings subject to change. Notification of changes will be posted on the pool sign and on the website at:
www.holbrookheights.org

Visit us

on the web

www.holbrookheights.org

Board Members:

Doug Lower, President
Shane Mahoney, Vice President
Jill Newquist, Treasurer
Open Position, Acting Secretary
Cyndie Swainbank, Member at Large
Dale Nicoll, Member at Large
Open Position, Member at Large

Management Company:

Jean Bates and Associates
Cliff Bates, Account Manager
P.O. Box 3428,
Danville, CA 94528-3428
(925) 736-2099

Holbrook Heights Newsletter

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President

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We welcome anyone who wishes to volunteer. We are looking for someone to head a Neighborhood Preservation Committee, and someone to lead a Neighborhood Watch Committee. We don't ask for a minimum time commitment. Anything you can do is OK with us. A lot of people doing a little part is much better than a few trying to do a lot. You can contact us via the management company at 925-736-2099 or e-mail us at President@HolbrookHeights.Org

See you at the Annual Meeting,

Doug Lower

UPDATE ~ EMAIL COMMUNICATIONS

Jill Newquist, Editor/Webmaster

If you have not yet resent me your email address, please do so. We continue to compile email addresses of Holbrook Residents in an effort to expand communications within our neighborhood. We respect your privacy. Email addresses will not be given or sold to any other parties. If you would like to be a part of the network or have questions, please email: webmaster@holbrookheights.org

Residential Ordinances

Want to know how to deal with neighbor issues like overgrown weeds or junk cars? You can get The Citizens Guide to Residential Ordinances at: www.ci.concord.ca.us/living/ns-ordinance-guide-m-333.pdf or call Neighborhood Preservation at (925) 671-3282 to request a copy.

City Fact: According to the City web page, in 2002 the average traffic volume on Olivera Road was 11,336. Please, as you are driving in the neighborhood, slow down.

Handy Phone Numbers

Astound 1-800-427-8686
AT&T Cable (800) 945-2288
Buchanan Fields (925) 682-1846

Chronicle Pavilion (925) 676-8742

City of Concord

Building Permits (925) 671-3454
City Services Power Updates
Hotline - 24hr (925) 671-5050
Code Enforcement (925) 671-3282
City Council (925) 671-3158
City Manager (925) 671-3150
Graffiti Hotline (925) 671-3080
Human Resources (925) 671-3151
Leisure Services (925) 671-3270
Permit Center (925) 671-3454
Pothole Hotline (925) 671-3228

Contra Costa County

Contra Costa Fire District (925)
930-5500 24hr Non-Emergency
Water District (925) 688-8000
Sewer (925) 228-9500

Diablo Creek Golf (925) 686-6262

Garbage Collection (925) 682-9113

Pacific Bell (800) 303-3000
PG&E (800) 743-5000

Police Field Offices:

Northern Office (925) 671-3322
Southern Office (925) 671-3483
Valley Office (925) 671-3377
Police & Fire Emergencies 911

Public Works / Maintenance
Services (925) 671-3448

More available at our website.
www.holbrookheights.org

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The quality of life in Holbrook Heights depends on you.

Budget Notes

Dues are increasing for several reasons. We have insufficient reserves funding even though we're getting closer to where we need to be each year. Payroll increased due to pay increases for current pool positions in addition to the hiring of a part-time pool/park security person. In addition, we had cost overruns in the special function category due to the 50 year anniversary party, however, that was a one-time special activity since 50 years is something to celebrate. Note on Page 1 the new payment options for dues.

Park Rules

Hours of the park are sunrise to sunset.

Due to some recent activity, the board has been forced to institute some park rules. Violation of these rules may result in being asked to leave the park.

- **No Violation of Federal, State or Local laws.**
- **No Possession of any weapons in pool or park grounds.**
- **No Possession of alcohol or drugs.**
- **No Activity or dress meant to intimidate.**
- **Must comply with requests of board members, pool or park employees.**

Note that the person hired to randomly patrol the park is Mike DiLorenzo. Mike is a retired police officer of 18 years. The rules are meant for the health and safety of all park goers and are not meant to detract from your park experience. If you have questions about the park rules, please contact the board. If you see or hear suspicious activity in the pool, park or neighborhood, please call the police immediately.