



1600 Hamilton Place Community HOA

July 2009

1600 Hamilton Place Website: www.1600HamiltonPlace.org



Next Board Meeting

The next Board of Directors meeting is scheduled for Tuesday, August 11, 2009, in the clubhouse. Open Forum starts at 6:30PM and is the time set aside for homeowners to address the Board of Directors. The Board meeting starts promptly following Open Forum. An agenda for the meeting is posted by the clubhouse entry doors 4 days prior to the meeting date.

Email Communication Reminder

Please remember that either "1600 Hamilton" or your specific unit address must be included in the SUBJECT BOX of all emails sent to Bill Hubbard at Community Management or they will not be opened.

Landscape Committee Meeting

The next Landscape Committee meeting will be Tuesday, August 18, 2009, at 7:00pm in the Clubhouse. Please submit any landscaping requests, in writing, for the committee's consideration. Please remember that the Board of Directors provides a budget to the Committee, which determines the guidelines the Committee must adhere to in planning for landscaping maintenance and upgrade projects. In other words, the Committee will accommodate as many requests as possible, as long as they fit within budget constraints, as well as short-term and long-term landscaping plans.

Trash and Recycling

Please be on the lookout for anyone who dumps items that are not appropriate for the trash or recycling dumpsters, such as computer equipment, chemicals, paints, or other hazardous material. If you witness anyone discarding improper items, please note their address and either contact association manager Bill Hubbard so that the association can take the proper disciplinary action or contact the San Jose Police Department, as this activity is illegal and the city will prosecute for such violations.

Keep Assessments Down

Now that we have your attention, the City Department of Sanitation has asked that all residents take the following steps to help prevent sewer line back-ups, which, in turn, reduce the association expenses on plumbing repairs:

1. DO NOT put any grease in the sinks or through the disposal. Pour it into a container and discard it in the regular trash bin.
2. DO NOT place egg shells in sinks or through the disposal. Discard in regular trash.
3. DO NOT dispose of any paper towels or Kleenex, as well as any feminine products in toilets. They are not designed to disintegrate in water. Discard in regular trash.

These are all very simple suggestions that will result in less problems with the sewer system, helping to keep your assessment payments lower!

Recycling Reminder – PLEASE BREAK DOWN CARDBOARD BOXES

PLEASE break down cardboard boxes before you place them inside the white recycling bins to help prevent overflow conditions. If a bin is overflowing, PLEASE take items to another bin close by and report condition to CMS.

E-WASTE RECYCLING

For information on recycling computer and electronic items, you may contact EarthCare Recycling at 408-943-9943. In addition, please see the following article from the June 28, 2008 edition of the Los Angeles Times:

How to recycle electronic gadgets

Americans dump hundreds of millions of electronic devices each year as they rush to adopt the latest technology.

Less than 13 percent get recycled, according to the Electronics TakeBack Coalition, an advocacy group in San Francisco. The rest end up in landfills.

Environmentalists worry because electronics gear contains toxic substances that could leach into the soil or pollute the air if incinerated. A tube TV, for example, contains as much as eight pounds of lead. Flat-panel screens have mercury.

The California Integrated Waste Management Board is a good clearinghouse for reusing or recycling gadgets.

After years of lobbying by environmental groups, some companies have begun to reclaim and recycle old products. Dell will take back any of its offerings and pay for the shipping. Apple will take back old iPods and toss in a 10 percent discount toward a new model. Sony has set up a nationwide network of recycling centers.

-OVER-

**Community Management Services, Inc . 1935 Dry Creek Road, Suite 203
Campbell, CA 95008**

Customer Service: 408-559-1977 - Association Manager: Bill Hubbard
Email: bhubbard@communitymanagement.com
(1600 Hamilton or your unit address must be included in the SUBJECT BOX of all emails)

1600 Hamilton Place Security Office: 408-371-1715

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If your equipment still works, try selling, swapping or donating it. Freecycle helps you swap or give away items. Ebay lets you trade old technology for credit on PayPal, its online payment system.

Cell phones on average are traded in every year or so. CollectiveGood, Eco-Cell and other organizations help you resell or recycle them (erase private information first).

For some devices, the most toxic component is the battery, which can contain cadmium, mercury and other heavy metals. Rechargeable batteries can be taken to recycling facilities found through www.call2recycle.org. At www.earth911.org, you can enter your ZIP code to find sites that will accept spent disposable batteries.

Vermin

As the weather turns warmer, vermin such as squirrels, rats, skunks, and opossum are looking for food and water. Please do not keep any pet food or water dishes outside of your unit and make sure all vent screens are secure. It is also highly recommended that you keep your garage door closed except when entering or exiting the garage.

Landscaping Guidelines and Suggestions

Please review the following Landscaping Guidelines for the association. It is that time of year when the landscaping in the restricted common area patios and entry areas need attention. The benefits of keeping these areas neat and trimmed are higher property values:

- A. Excessive overgrowth not allowed. Shrubs must be neatly trimmed.
- B. Planting cannot obscure address numbers
- C. Vines and shrubs shall not grow onto walls or through fences
- D. No trellises may be used above the fence line
- E. Height of trees must not exceed that of the balcony floor of upstairs neighbor
- F. Trees branches must be kept no less than three feet from building
- G. No potted plants or decorative items on fence or railing caps
- H. Trees must be kept to a reasonable width and branches must not encroach onto common areas walkways or into neighbor's patio areas or cause damage to fences.

Washing Vehicles

Please remember to wash your vehicles in the designated locations in the complex. One is located on Greenwich Court next to dumpster corral #3 (to the right as you enter Greenwich Ct). The other one is on Foxhall Loop behind the tennis court next to the small pool area.