

DEL PRADO TOWNHOME ASSOCIATION

c/o Condoministration Unlimited

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NEWSLETTER

JULY 2022

As your newly elected HOA board President I wanted to share a bit about myself and the plan moving forward. I have been a homeowner in Del Prado since 2013 and live next to the newly installed pickleball courts (a project I was involved in as a board member). I am married and have 2 boys (ages 6&10). I enjoy spending time with the family, travelling and being at the beach. I work in the banking industry and have a BS in Parks and Recreation from the University of Maine.

Del Prado has been 'handed off' by my predecessor Lita who worked tirelessly to keep our community in great shape. Her leadership and support has created a path for our future success and I intend on following her lead into the future. My main focus will be on infrastructure, safety, and future projects. For example, we will be resurfacing the two main tennis courts shortly and plans are being made to upgrade our restrooms. Our recent installation of the two pickleball courts on Monte Visa has proven to be a great addition.

Our HOA was built in the 1970's so we must remain vigil on preserving our equipment and grounds. We are all faced with the barrage of water restrictions and we should continue to evolve our thinking into what we want Del Prado to look like in the future. From a safety standpoint; we have seen car break-ins, stolen mail and other minor infractions and I call on all residents to speak up if you see something. It is up to all of us to ensure Del Prado is a safe place for everyone and all of our responsibilities to report suspicious activity. Our future is bright thanks to the work of past board members like Lita, Phyllis, Dave and of course Chuck. A future project that I'd like to see happen is covering the clubhouse with solar panels...green energy that can potentially run all of the pool/tennis/jacuzzi equipment at a fraction of the cost. I would also like to see more native plants in and around the neighborhood that better serves our environment. The Board is working diligently on reducing our irrigation usage but despite their best efforts the new regulation requiring irrigation only once per week is going to cause browning and distress to our lawns and foliage.

We have a healthy balance sheet that can be used to protect the integrity of Del Prado. We are bringing on a new Assistant Community Manager who will assist all of us in maintaining our properties by following the Architectural Control Modifications (ACM) and Rules and Regs. We are all responsible for the integrity of this community and appreciate input from residents on how we can fix and update where needed.

A special thank you to John Tryon our property manager who has served Del Prado as if it was his own...we are better because of him.

Looking forward to serving our community and meeting you soon.

Brian

P.S. A dog was spotted in our pool recently. Please note that the Environmental Health Dept will close the pool down if they see this so please leave the pooch at home. Please also remember that glass bottles, smoking and unsupervised kids are also not permitted in our pool area.