



Lea Terra Park Courier

March 2021

www.leaterrapark.org

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A message from our HOA board

Greetings from the HOA Board

Last year was a challenging year, hard on all of us. Humans are social animals and for us to be so isolated was very hard. Things are looking up this year already, the vaccines are more available now and with that we are able to get out more and more.

Last year we changed the rental policy and after many months of the Washington County Recording office being closed, we were finally able to get it recorded.

We have a new landscape company. After many years with LEI landscape, they stopped doing large accounts. Our new Landscape company, Means Landscape, is also a small company, where the owners are very much involved. You will recognize them with their red t-shirts or sweatshirts. Please do not ask them to do additional things in your yard from what they are contracted to do. If you have any issues please contact Karla.

Spring is just around the corner and the spring flowers are everywhere. At the same time we see all the moss on our roofs and walkways and drive ways, please get that cleaned up, it is a huge liability for you if someone falls on your property. We will post some companies on the website "leaterrapark.org" that do that kind of work. They are companies that have done work in here and homeowners were satisfied with the work.

We wish you a wonderful spring and hang in there, this too shall pass.

Your Lea Terra Park HOA Board.

2021 Board Members

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Architecture

Please visit our HOA website at

www.Leaterrapark.org

To view current CC&Rs, Architecture Change Approval Form, Approved Contractors and the current painting schedule

Landscape

Our Landscape company that we had for many years is no longer doing larger accounts, the owner's son, after having a bad ankle break, did not want to do this kind of work anymore. The board picked another smaller company out of Hillsboro, Means Landscape. We wanted a company where the owners are involved. So far they have sprayed weed control on the planting beds, put lime on our grassy areas. They are mowing the areas that are not too wet. Also this spring we are scheduled to do lawn aeration, you will find little plugs of grass and soil on top of your lawn, this should help our lawns a lot. We have a few areas that will be treated for moss. If you have issues with your lawn, please do not talk to the landscapers, but contact a board member to get the issue addressed.

We have a lot of problems with cable companies ruining our irrigation and drainage lines, it is costing the HOA and all of us in the community to repair the damage. Please contact the HOA Board to receive approval before the cable company digs in the common areas.

OH RATS!

This time of year, you may be hearing your neighbors (or finding yourself), having rats. Rats need easy and consistent access to a water source, even though they only drink between 15 - 60ml per day. They will eat almost anything available, but they do prefer to eat small amounts of a

variety of different foods. Here's a list of simple things you can do as a to prevent rat infestations.

1. Block rats' paths of entry into your home and outbuildings. Rats can squeeze through cracks 1/4 inch wide and through holes the size of a dime.
2. Deny rats a food source. Put trash in metal or hard plastic containers with tight-fitting lids. Feed pets during daytime hours and remove uneaten food. Clean up pet food and bird seed debris, and store pet food in robust containers with fitted lids - preferably above ground level.
3. Deprive rats of a place to shelter by keeping your yard and house neat and clean. Remove brush and junk piles, old tires and appliances, and any other trash. Clean out trash and yard debris from underneath porches, decks and stairs. Store usable equipment and other off the ground,

Parking Reminders

Parking reminder — At no time should you have more vehicles parked in front than can fit in the number of spaces you have in your garage and on your driveway have run out of these spaces, please have your guests and friends park on the street Raintree Dr. or Connemara Ter. or Barberry not in the guest parking lot. The board will assess fines if the issue we are seeing persists. Also, please be aware of whether your parking might create an obstacle for your neighbor to drive around. Such a hazard could well end up damaging two vehicles — yours and your neighbor's.

**Individually we are
one drop. Together we
are the ocean.**

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Lea Terra Park Homeowners Association

