

## BOARD MEETING

Everyone is invited to attend the next Board meeting of the Las Americas Owners Association 7:00 pm, Tuesday, January 27, 2009, in the Breakfast Room of The Comfort Suites, 1435 Avenida de Las Americas. Board meetings are held every three months on the Fourth Tuesday of the month. Check future editions of the newsletter for exact dates.

## LAS AMERICAS HELP LINE

Residents are expected to be considerate and respectful neighbors. The Las Americas Owners Association encourages residents to resolve any differences by 1) discussing concerns with the other neighbor(s) involved and 2) coming to a satisfactory agreement with your neighbor(s). If you are still unsuccessful, individuals from the Board of Directors volunteer to assist with settlement of issues. For the months of January, February, and March, you may contact Kay Verba at 474-4656.

## ELECTRONIC INFORMATION

Copies of Las Americas Owners Association documents are available online. Point your browser to [www.RealEstateInSantaFe.com/amicas/](http://www.RealEstateInSantaFe.com/amicas/).

## BOARD MEMBERS

Linda Miller, *President, Newsletter Author/Editor* 471-4026 (2009)

Susan Laskowski, *Vice President, Architectural Review Committee* 954-4482 (2009)

Vicki Bowser, *Secretary*, 473-2657 (2010)

Anke Mihalas, *Treasurer* 474-0870 (2008)

Babette Hartman, *Architectural Review Committee* 577-6808 (2011)

Wilson Plowman, *Director* 424-0553

Kaye Verba, *Architectural Review Committee* 474-4656, (2011)

Meredith D. Brown, *Bookkeeper* 466-4969

## ANNUAL BOARD MEETING

It was nice to see members come to the meeting and give their input. Some items discussed/covered at the meeting:

- Assessments were not raised
- How assessment money is spent (see below)
- How to collect assessments that are past due (see "Attorney," p. 2)
- Have residents volunteer to do some work to keep maintenance costs down
- Use energy efficient lightbulbs in lampposts to save money (several have been replaced and as they burn out, others will be replaced; we will monitor savings)

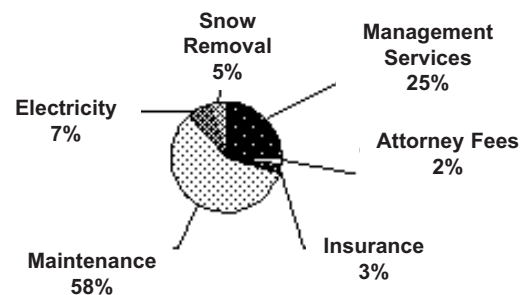
Also, we once again have a full board. Welcome to Kaye Verba, our newest member, who was elected at the Annual meeting.

Officers will be elected at the January meeting.

## ASSESSMENTS

Some residents at the annual meeting asked how assessment money is being spent. The pie chart below shows what percent of each dollar was budgeted for each category in 2008 along with an €

### Where do your Assessment \$\$\$ Go?



**Management Services:** bookkeeping, postage, photocopying, mailings, collection activity.

**Insurance:** common areas, board members, attorney malpractice.

**Maintenance:** tree trimming, fence maintenance, dumpsters, light fixture maintenance, restriping/repainting.

**Electricity:** common area lighting.

## REMINDERS

### Vehicles

Each unit is allowed two parking spaces. If your household has more than two vehicles, additional vehicles are to be parked in the overflow parking areas. Commercial or recreational vehicles over 10,000 pounds gross vehicle weight or over 20 feet in length, boats, and/or trailers, cannot be parked or maintained on the properties. No vehicles can be parked for repair purposes for more than one day. No vehicle not belonging to an Owner or Resident can be brought onto the property for repair purposes.

### Oversized Trash

Residents and owners shall properly dispose of oversized items such as furniture and appliances. Oversized items may not be placed in or around the dumpsters. The Buckman Road Recycling and Transfer Station (BuRRT) has changed its address to 2600 Buckman Road, but is still where it has always been, off West Alameda Street. It is open from 8 am to 5 pm daily and a small-sized vehicle plus load weighing less than 4,000 pounds is \$5.00 per load. This information is from [www.santafenm.gov](http://www.santafenm.gov) (navigate to the Solid Waste Department) and is current as of July 3, 2008. Call 955-2250 for more information.

### Dogs

Barking dogs are once again becoming a problem. It is extremely inconsiderate both to your neighbors and to your dogs to leave them unattended for hours.

It is also dangerous to leave your dogs outside in this cold. Please bring your dogs inside at night so they will be protected from the weather. Your dogs (and neighbors) will be much happier!

## ATTORNEY NEEDED

One subject that always comes up at board meetings is how we can collect money from owners who are delinquent in paying assessments.

There is only so much the association can do without legal representation. In the past we were fortunate to have an attorney who lived in the complex and provided legal services at a very discounted rate.

Are you an attorney living locally, or do you know an attorney who would be willing to help us out either pro bono, at a discounted rate; or on a contingency basis?

Please contact any board member for information or to express interest.

## THE NEIGHBORHOOD WATCH (we can't do it without you)

by Luke Carparelli

As we end another year, The Avenida De Las Americas Neighborhood Watch would like to wish everyone "Happy Holidays."

And because its Winter again, we would like to remind everyone to stay aware and be alert while driving in and out of Avenida De Las Americas. All the ice and snow makes it harder to control your vehicle.

So remember, Slow Down, Be Safe, and say Hello to your neighbor the next time you get a chance. **Happy New Year!**

## GOOD WORKMANSHIP

A resident present at the Annual Meeting expressed concern regarding finding reliable companies to do work at her residence.

Have you had good experiences with companies; such as plumbers, roofers, landscaping?

If so, please let us know. The names and contact information of such companies can be published in the newsletter and/or business cards can be put up on the bulletin board. The companies will appreciate the business and residents will appreciate knowing they are calling a company that has been recommended because they do good work and are reliable.

Call any board member and we will see that the company gets listed in the newsletter and/or their business card is placed on the bulletin board.

## NEWSLETTER CONTRIBUTIONS

Do you have any suggestions for our Newsletter? Send news items or ideas to Linda Miller, LAOA, P.O. Box 15456, Santa Fe, New Mexico 87592-5456, or email me at [psalm@cnsf.com](mailto:psalm@cnsf.com).

Would you like to be on the mailing list? Just mail us your name and address. **Owners of investment property are reminded to provide a copy of this newsletter to tenants.**

