



Hillsboro Condominiums



December 2016 Newsletter



Protect Yourself and Your Belongings:

You are the person who can do the most to protect yourself and your belongings. Here are some simple tips and updates for you:

1. Always ensure your car is locked securely.
2. Never leave your car running and unattended.
3. No items should be left visible in the car which could attract thieves. This includes wrapped or unwrapped gifts.
4. Some residents have reported that somebody checked if the entry door was locked by moving the door knob. A storm door with a lock can help to avoid this activity. Please ensure your front door and your storm door are always locked.
5. Lights lights lights!! Leave your lights on all night! The front porch light is controlled by a photocell, but this will not work if your light switch is turned off. Light is the NUMBER ONE deterrent, so please keep things well lit.

Please do not attach anything to the outside of the building!:

PLEASE REMEMBER there is a **ZERO tolerance policy** for any decorations or items attached to the building. **Any items attached to the building stucco or trim after the painting will be removed and the holes repaired at the expense of the Owner.** This means anything attached to the trim or stucco or other painted surface. Inside or outside the patio, any portion of the building.

Flower boxes and planters are still permitted to be hung on the rails of upper balconies (facing inward towards the patio) and set on top of the stucco wall of patios so long as they do not damage the paint or stucco.



Seasonal Holiday Lights and Safety Tips:

Please remember to check your holiday lights for wear or fraying on the electrical cords to minimize fire danger. You can also prevent a live tree from drying out and becoming a fire hazard by making sure that it gets plenty of water. If you are away from home for extended periods of time, you might consider purchasing timers for your interior lights so as to be able to give the appearance that the home is occupied.



PREVENT FROZEN PIPES:

During periods of extreme cold, you can help prevent pipes freezing by opening the cabinet doors and allowing the faucets to drip. It might add a little to your utility bill, but it is a great deal less expensive than paying a licensed, insured plumbing contractor to repair burst interior pipes and dry out your, and possibly your neighbor's, home.

Parking:

Carport spaces are specifically reserved to individual units, so please ensure you do not park in another person's carport or assigned space. If you have an unauthorized car in your reserved carport space, you can have it towed by calling Immediate Towing and Recovery at 510-9824.

Z&R Contact Info:

As always, if you have questions, issues or concerns, please contact Z&R either by email (office@zandrmgmt.com) or by telephone (719) 594-0506.

Special Thanks to the wonderful ladies who did such an amazing job decorating!!

