



ACADEMY TERRACE HOMEOWNERS ASSOCIATION

P.O. Box 64121, University Place, WA 98464

Website: *AcademyTerraceHOA.com*

2017 SUMMER NEWSLETTER

Your Volunteer Board of Directors for 2016–2017

Susan Alexander , President	Sharon Predoehl , Secretary	Maria Gatica , Board Member
Annie Lovell , Vice President	Ed Capizzi , Board Member	Susan Peterson , Board Member
Rob Ross , Treasurer	Loren Donahue , Board Member	Josh Talen , Board Member

Important New Policy/Procedure:

ACADEMY TERRACE HOMEOWNER'S ASSOCIATION Policy # 2017-01 Violation Fines and Procedures

This policy of the Academy Terrace Homeowners Association (ATHOA) is to set a standard timeframe and amount of violation fines against members who violate ATHOA covenants, conditions and restrictions (CCRs).

1. ATHOA will mail a letter both certified and regular mail to the homeowner in violation of any CCR.
2. The homeowner will have ten (10) days from the date of the letter to correct the violation as stated in the letter.
3. If ten (10) days pass without a response from the homeowner to the letter, the homeowner will be charged a fine of \$50.00 per day by the ATHOA Board until the violation is rectified or the homeowner renegotiates the terms with the Board of Directors of ATHOA.
4. If ATHOA expends funds to rectify a member's violation, the homeowner will be responsible for the cost in addition to the fines.
5. ATHOA may record a lien on the homeowner's property with the Pierce County Auditor's office for any amounts owed. ATHOA will only remove a lien when the costs, fines, dues, interest and service charges, as well as the cost to place the lien and remove it, are paid to ATHOA.

Typical concerns brought to the Board include yards that are continually not mowed, nonworking vehicles not screened from public view, failure to maintain adjoining right of way (example: along 54th Street), and other problems that affect the ability of homeowners to enjoy their property and maintain its resale value.

Strong bonds between neighbors is important to keeping ATHOA a safe, friendly and desirable place to live. If you have a problem, we encourage you to speak to your neighbor to see if the problem can be resolved before bringing it to the Board. If you need to contact the Board, you can do so at *AcademyTerraceATHOA.com*.

*** CAR PROWLER ALERT ***

This past month several people have had their vehicles rifled and belongings taken. To date, the thefts have been only from unlocked vehicles and from garages that have been left open. The thieves appear to be primarily interested in cash and items easily resold. To keep from being a victim, remove valuables from your car and lock it. Also, secure your doors—both garage and house. **If you see something suspicious, call 911.**

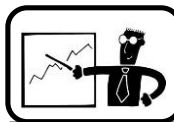
2017 ATHOA Upcoming Events



National Night Out...
Tuesday, August 1 (6–8pm)
John Zoril Park

America's Night Out Against Crime

Meet your neighbors as Academy Terrace joins in this annual Safe Streets' event. Hot dogs and Polish sausages (grilled by board members), paper plates, buns, condiments, & lemonade provided. The Board will conduct their August meeting toward the end of this event, and you are welcome to participate.



ATHOA Annual Meeting
Thursday, October 5 (7–8pm)
location to be determined

Your Participation is Important

All those who own property or reside within ATHOA boundaries are invited. Although only property owners may vote, feedback is welcomed from all.



John Zoril Park Is Your Park—Enjoy It!

The park is a great place to get-together with friends and family and no reservations are required. It's also a great way for your children to meet other kids in the area and a chance for you to meet your neighbors.

But please, be courteous to other users, clean up after yourself, and respect the rules. **Dogs are not allowed in the park.** The park closes at dusk or 9:30pm, whichever comes first. The park is not supervised. **Parental supervision is strongly recommended.**



Park Rules

Equipment is to be used as intended!

- No animals
- No bicycles
- No baseball games
- No sitting or climbing on the fence
- No alcohol
- **No smoking**
- **No fireworks**

The park usually closes around dusk, but may be closed at other times as deemed necessary for safety or maintenance.

Good Numbers to Have on Hand

- **Animal Control** (dangerous, lost or stray) 253.798.3133/3135
- **Lost Animals** (found, stray, injured) 253.383.2733
- **Chronic nuisance barking dogs** 253.798.3141
- **Dead animals on road or city right of way** 253.460.6493
- **Dead birds** 253.798.6500
- **Junk/abandoned vehicles** 253.798.4636
- **Code Enforcement** (illegal dumping, fence heights and setbacks, dilapidated buildings, noise complaints, parking in or improperly using CITY right-of-way)..... 253.798.3133/3135
- **Streetlight problems** (within ATHOA boundaries) .. 253.502.8461
- **SHIBA** (for free healthcare coverage advice)..... 1-800-562-6900
- **Report Possible Neglect or abuse of a relative or friend:**
 - Supervisor of Social Services 253-798-3782
 - Adult Protective Services 253-478-7247
- **Information about aging or disability resources in Pierce County:**
 Contact **Pierce County Community Connections** for their free informational and referral guide, *Where to Turn*. This guide lists phone numbers by types of services and includes funded and nonprofit programs that accept Medicare or Medicaid. **For a copy, call 253-798-4600 / 800-562-0332, or email www.PiereADRD.org.**



Please Be a Courteous Pet Owner!

Clean up after your dog. There is no area where it is OK to leave animal waste.

Don't let your dog run loose. Your dog may be gentle, but other people don't know that. Even the nicest dogs get into mischief if unsupervised! Also, when off leash, your very nice, friendly dog may encounter a not-so-friendly dog or dangerous situation.

Prevent excessive barking. Please monitor your dog to be sure it's not annoying neighbors with excessive barking.

Provide for your pet. The hot weather will soon be here. Be sure your pet has adequate water and a place to get out of the sun or rain.