

# WESTVIEW ESTATES HOMEOWNERS ASSOCIATION

## NEWSLETTER MAY 2018

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### NEW NEWSLETTER EDITOR

It has been some time since the Board has been able to put out a Newsletter. It is with great pleasure that I can tell you that a resident has stepped forward to volunteer to act as the Editor of the Newsletter. Thank you Don Cavanaugh for stepping in and taking on this responsibility. If any resident has a topic that they would like to see covered, please contact Don and let him know.

### PRESIDENTS MESSAGE

Our subdivision continues to be an extremely desirable place to live. There continues to be brisk home sales and great per square foot prices. This is in large part to how well each of you maintains your property and it clearly helps your neighbor when wanting to sell their home. The CC&R's that govern the subdivision, and the enforcement of same is what does the trick. Thanks to all of you for keeping your property looking nice and the structure well maintained. There are a couple of residents who need to take more care but in the main... WELL DONE.

### ALTERNATIVES TO THOSE PESTS

**MOSQUITOS, BEES and YELLOW JACKETS** - to ward off these pesky varmints, use a sheet of BOUNCE laundry softener, tucked in your hat, or waist belt-loop or safety pin it to the waist band to keep these varmints away. Another defense against **YELLOW JACKETS** is to place string across a bucket with a slight sag in it; loop the string around a piece of fried chicken (salmon is even better !) so that the "bait" hangs a few inches lower than the bucket's rim. Pour about 3 inches of water into the bucket, then add enough cooking oil to the water so it spreads "wall-to wall". The critters will feed on the bait, then fall into the water, and not be able to surface – voila! Be sure to place the bucket "Down wind" from where you want to enjoy the outdoors. These miscreants follow the bait's odor.

**ANTS:** somebody told me to put a little beer and some sand in a jar's lid. The ants drink the beer, become argumentative and throw sand at each other.

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No, wait ! Not true. Here's a better and proven recommendation: Use one cup of sugar, a table spoon of Borax and half cup of boiling water. Mix THOROUGHLY then place a few drops near the entrance to ant nests; put some in an empty beverage can – make sure the opening is easily accessed by the li'l critters. I've used a cotton ball or using a straw, drip the solution on masking tape. This is a LOT safer than the comm'l solutions for your pets and children.

**SLUGS:** Punch holes in a jar lid, use it to sprinkle corn meal under plants where slugs hide during the day . . .effective yet safe for your pets.

**WEED KILLER:** 1 gal. Vinegar, 2 cups Epsom Salts, ¼ cup Dawn liquid dish detergent (original blue), use in a spray bottle on unwanted weeds.

Word of warning: This is touted to being as quick as Round Up, but I've seen no such thing. It IS effective but not as touted.

### **PESKY FLIES?**

Keep those pesky flies out of the house without the cost of screen doors. Pour about 2 inches of water into a sandwich sized zip-loc baggy, staple it to the outside top of the door frame so that it hangs down about three inches. No more flies inside. When I first saw this, I asked the reason, and was told it keeps flies out. I questioned the friend's lunacy , until he asked "Do you see any flies in here?" Good point!

### **MOSQUITOS?**

Summer time is MOSQUITO time – be sure to eliminate ALL standing water around your yard – including tires, watering cans . . .the smallest puddle or jar lid can incubate mosquito larvae during the Summer months -

### **VINYL SIDING PROTECTION:**

Gallon sized floor wax is available at wholesale grocery outlets. Apply liquid vinyl floor wax using a roller-paint pan and a fox tail brush. A word of caution: Neighbors tend to ask what you're doing, and when told, they give you an askance glance or start dialing their cell phones! But it works to restore that healthy glow and protect the siding against unsightly black mildew.

### **DOGS AND CATS**

Dogs and cats continue to be a problem in the neighborhood and perhaps there are more complaints about them than other subjects. The CC&R's require that ALL cats are to be kept indoors. They are a nuisance to your neighbors and it is not pleasant to work the flower beds after a treasure has been left. Cats have also worked there way under homes and left kittens, torn the rodent barrier and done other damage. Additionally, there are cougars and coyotes in the neighborhood and a cat makes for a good snack. If you love your pet you will keep them indoors. Dogs are to be on a lease at all times when out of the yard and the owner is responsible for picking up after them. Here are a few things you can do to discourage the neighbors pet.

**DOGS 'n CATS** Pet stores have odorous crystals that can help in keeping the neighbors' pets out of your yard. The odor is the same as camphor – the same as MOTH BALLS. Used judiciously around the perimeter of your property will keep 'em out. The magic word is "judiciously". . . again, my mantra of "if a little is good a LOT must be better" back fired. We were unable to enjoy our back yard for about a month. I have since adjusted my placement of a FEW moth balls to each end of our back yard's retaining wall. Quite effective. Moth balls are also effective in keeping squirrels away, especially in crawl spaces and attics.

## **CHILDREN, SAFETY, AND NOISE**

With Summertime at our thresholds, it will be soon that outdoor living will be our main pastime. With that in mind, please help to keep the noise level at a peaceful level – turn the volume down on car and home stereos – not every body likes the same kind of music. Also, keep the speed to the state required 25 mph in residential areas. . . . 20 mph is even BETTER!

Children playing in the streets is a dangerous thing. Our area doesn't have a safe place for our "kiddos" to play. . . we've been lucky thus far, but it's only a matter of time, as they say. Try monitoring your children's activities, especially during "commuting" hours.

## **GARBAGE CANS**

Garbage cans must be removed from the street and stored out of view of the public by midnight the day of pick up. Summer temperatures are conducive to our neighbors' walking and jogging late at night, the streets' lighting doesn't illuminate EVERY thing on sidewalks.

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Activities such as Neighborhood Garage Sale, National Night Out and other notices not necessarily a part of HOA business are available on the bulletin board near the mail box. Meeting notices and other scheduled events of interested are always posted. Residents are welcome to post items for sale or wanted. Posting must be on a 4x6" card and removed in 2 weeks. Vendors and commercial advertising is not permitted.