

Oakridge Estates

Community Association Newsletter

April-June 2023



We are pleased to serve as your Association Management Company. Please call us with any HOA related questions including automatic debit forms and architectural applications.

**PMP WILL BE CLOSED THE FOLLOWING DAYS:
MAY 29, 2023**

BOARD MEETINGS
Association Board Meetings are typically held the **2nd Thursday** of every month. The next scheduled Board Meetings are as follows:

April 13, 2023

May 11, 2023

June 8, 2023

*Note: General Session begins at **6:30 P.M.**

Please note that Meeting dates and times are subject to change. Please refer to the community website regarding any changes.

PAINING

During recent Community Inspections, quite a few homes were noted to have faded paint and need fascia repairs. Please remember that it is the responsibility of the homeowner to ensure proper maintenance is occurring. Paint colors and the architectural application (required) are available on the community website at OakridgeNP.org. All architectural applications are to be submitted to Property Management Professionals for review by the Architectural Committee. Should you have any questions or are unsure if your home needs attention, please feel free to contact PMP. Thank you!



Spring Cleaning

Now that Spring is right around the corner, it is time to go outside and take a look at your home to see if it is time to do a little cleaning. Please take note of any landscaping, paint, debris piled up and oil stains that may be in the driveway. Taking the next few weeks to address these little items will keep the community looking great!

Trash bin reminder:

Trash bins may be set out no earlier than twenty-four (24) hours before scheduled trash pick up time, and must be retrieved within twenty-four (24) hours of the trash pick up time. Trash bins must be stored out of common area view on non-trash collecting days.

NEWSLETTER ADVERTISING

As a reminder, contractors may not put signs in front yards. If they are interested in advertising in the quarterly assessment billing, please contact PMP to reserve space. The Board has approved half page advertising in the assessment billing at the following rates:

- ◆ \$125.00 per year (4 Quarterly Billings)
- ◆ \$35.00 per individual quarter
- ◆ \$40.00 per individual quarter if you buy two

**515 Marin Street, Suite 404
Thousand Oaks, CA 91360**

Phone: (805) 642-2400

Fax: (661) 295-1553

Mon.-Fri. 8:00 A.M. – 5:00 P.M.

E-mail: care@PMPmanage.com

Property Manager: Taylor Johnston



Top 3 Seller Dilemmas



Where do I start when I want to sell?
How do I properly prep my home?
What do we do with all this stuff?

Call me & I'll give you our step-by-step proven process to ready your home, market it and negotiate a top dollar offer!

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(818) 693 2794

CarmelaAchiche@gmail.com

30700 Russell Road, Suite 200
Westlake Village, CA, 91362

*Not just any Realtor, I live in Oakridge Estates with you,
Carmela Achiche*

Each office is independently owned & operated. If your property is currently listed with another broker, please disregard, as it's not our intent to solicit the offerings of other brokers.

PHONE NUMBERS

VC Alert: (805) 648-9283

www.readyventuracounty.org

Disaster Information (During Emergency) (805) 465-6650

www.vcemergency.com

Ventura County Public Health Division:(805) 981-5331

www.vchca.org

Animal Care and Control Services: (818)991-0071

www.animalcontrol.co.la.ca.us

VISIT OAKRIDGE ESTATES COMMUNITY ASSOCIATION ON THE WEB!

www.oakridgenp.org.

Get regular community updates and view the quarterly newsletter on-line!

Take advantage of this wonderful community tool!

ARCHITECTURAL APPLICATION REMINDER

Just a friendly reminder that homeowners are required to submit an architectural application for any proposed improvement to the outside of their property, including windows, doors, roofs, painting and landscaping. When in doubt, complete and submit an architectural application. It's better to be safe than sorry! The Oakridge Estates Community Association has the legal authority to review and approve architectural improvements prior to work commencing as set forth in the Association's binding governing documents. Architectural Applications can be found on the Association's website at www.oakridgenp.org.