



Millstream HOA February 2018– News

For All your Association needs please call
Sheila or her assistant Laura at
TEAM PROPERTY MANAGEMENT
714-639-8484

sheila@thehoateam.com

Laura@thehoateam.com

Please note the hours of business are Monday through Friday, 9:00 a.m. – 5:00 p.m., closed between 12:00-1:00 p.m. for lunch. To leave an “After Hours Message”, please follow the phone message instructions.

If it is an emergency, press “0” and remain on the line for further assistance ☺ If it is a weekend or Holiday please do not email for immediate assistance as it will not be answered until next business day. When you press “0” you will be directed to an on call center who will take your information and then your manager will be paged for an immediate call back for help. No call is determined an emergency by the call center, we are paged no matter what the issue. Team Management is here to help!

Master Insurance

Reminder... The Master Insurance policy for the Association covers the *structure of the buildings* and **does not cover personal contents or homeowner upgrades.** Example: If there was a fire, the insurance coverage would restore the building but will not cover your personal items (furniture, clothes, window coverings, appliances, home or personal accessories, etc.).

We strongly urge all homeowners to contact an insurance agent to determine if you have the proper coverage. A supplemental, “**personal H06 policy**” is inexpensive (less than \$275.00 per year) and is money well spent should an unexpected loss occur.

Coyote Hotline!!

714-536-5913



There have been several reports of coyotes in the area!!! Please contact the hotline if you come across them or see them within the complex. Please do not approach them!!!! **AND STOP FEEDING ANIMALS OUTSIDE!!!**

Ways to Discourage Them

Loud noises: Shout, clap, blow a whistle!!
Squirt them with a hose!

What to Do When Out Walking

Stand Your Ground!

While not usually a threat to adults, they are to small children and animals.

They have been known to attack small pets even when leashed. So, no long leashes. Keep your pets close.

Never have your dog's off leash!!!

Make sure you do not turn and run or walk away. Confront the coyote and make loud noises to scare it off!!

Please educate your children as well and do not leave them unsupervised while outside!!

Gate Code for February 2018
2593#

Do not post this code outside the gates or anywhere on the property, i.e., Uber or Lift drivers to get in... This will help keep your HOA safe.



Millstream HOA February 2018– News

Next Board Meeting is February 12, 2018
6:30PM at the HB Library.

Please report all gate (walk in or vehicular) issues immediately to avoid unwanted guests.

Please call in any/all large items for pick up to Team as we must call it in with the City of HB.

Once we know the day of pick up we will advise. When you place your unwanted item, please tape a note to it stating it has been called in and arranged for pick up. We appreciate your help. This simple process will save the HOA money as we keep having to call for trash sweeps and Millstream gets billed for that.



Team Website



Did you know you can check your payment history 24 hours a day by going to

www.theteampropertymanagement.com? Just

click on the **Pay History** link in the middle of the screen!!

You can also use this link to make a payment by clicking on the **Pay Now** link in the middle of the screen! Please have your account number handy!

And YES! We take credit cards and direct bank transfers!!! You can also select the **Forms** link and request your payment be taken out automatically!!



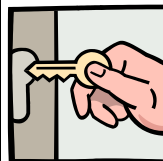
Winter Reminders

It's time to tend to some of our "outdoor housekeeping" that perhaps has been neglected over the summer months.

The exterior of all units will be inspected for the following items:

- Remove all clutter and/or stored items from front entrances. Clean all dirt and debris.
- Check all window screens. Replace any that are bent, torn, worn or missing.
- Check window coverings. Replace any that are worn or in need of repair.
- Inspect screen doors to ensure they are rust free.
- Report any issues on the streams, or common area issues to the Management Company for attention.

Help us to maintain a neatly groomed community that shows pride of ownership!
.....



KEEP ALL GATES & DOORS LOCKED AT ALL TIMES

Please make sure when you leave the Pool, the door/gate is closed properly and locked. We thank you in advance!

Be Safe and Have a Great Month!



.....