

# Spring Oaks

My POA  
202 North Liberty St. Suite 101  
Harrisonburg, Va 22802  
(540) 434-6166  
Info@MyPoa.com



## Newsletter

April 2018

### MyPOA Holiday Hours

Memorial Day- Office closed

### Memorial Day Trash Delays

The Memorial Day Holiday will not affect your Wednesday trash pickup.

### Local Events

Don't forget that JMU's graduation is throughout the weekend of May 4th. The city will be flooded with thousands of families of graduates. If you want to support graduates, details can be found on JMU's Commencement website. For everyone else, it might be a good weekend to either not leave your house or to get out of town!

### Community Issues

There have been reports of speeding in the community. We ask that you please be courteous and travel at a safe speed when driving through the neighborhood.

### ACC Requests

Any changes to the exterior of your property must have written approval from the Spring Oaks Architectural Committee. Please see the community website at [www.springoakspoa.com](http://www.springoakspoa.com) for more information and a request form.

### Pets

Remember that pets must be on a leash and under control at all times when outside. All pet waste must be cleaned up immediately. Owners may not allow dogs to bark excessively and become a nuisance to neighboring units.

### Why Scoop the Poop?

American pet owners collectively spend tens of millions of dollars every year on veterinary care and over-the-counter medicines for their furry loved ones. But what many don't realize is that many pet illnesses can be avoided by simply keeping the backyard clear of pet waste.

Besides being a nuisance, uncollected dog waste is a serious problem for our association. Next time you're tempted to leave your dog's droppings on the lawn, please remember these facts:

1. The Environmental Protection Agency is becoming aggressive about enforcing the Clean Water Act. Uncollected dog waste contributes to this issue.
2. The appearance and quality of the common areas are known to affect home sales—not just whether and for how much they sell, but how quickly.
3. The more residents complain about dog waste, the more time the manager must spend on enforcement rather than serving the association.
4. Uncollected dog waste spreads disease and attracts rodents who feed on pet waste. Dog waste is more than just a smelly and unsightly mess. It's also a breeding ground for infection—



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especially in dog parks and other areas where dogs frequently gather. Bacteria, worms and other parasites thrive in the waste until it's cleaned up or washed into the water supply. Giardia, ringworm, roundworm and E.coli are examples of such inhabitants, all of which are commonly found in dog feces and are easily transferable upon contact.

When pets become sick, contagions are often times passed through their deposits into their own yard. The longer infected dog waste stays on the ground, the greater a contamination becomes. And when this waste is not picked up, pets have a high risk of catching the infection over and over again.

The best thing pet owners can do to help keep their four-legged friends healthy and safe is to pick up after them and to do so in a timely manner.

### Spring Maintenance Checklist

- **Doors, trim, and shutters:** Check for faded paint and deteriorating trim, and repair and refresh.
- **Siding:** Clean siding with a pressure washer to keep mold from growing.
- **Decks and porches:** Check all decks, patios, porches, stairs, and railings for loose members and deterioration. Open decks and wood fences need to be treated every 4-6 years, depending on how much exposure they get to sun and rain. If the stain doesn't look like it should or water has turned some of the wood a dark gray, hire a professional.
- **Landscape:** This is a natural for spring home maintenance. Cut back and trim all vegetation and overgrown bushes from structures. Limbs and leaves can cut into your home's paint and force you to have that side of the house repainted. A little trimming can save a lot of money and time.
- **Flower Beds:** Select a limited color palate or add green plants to bring in a natural element. Consider purchasing plants with your neighbors and sharing the cost so everyone has a coordinating look. Use pots to add personalization but keep it simple. Go with pots that have the same design, but add interest with different sizes. Resin pots are a great choice as they aren't as heavy as clay or concrete. A thick clay or concrete pot will be even heavier when filled with dirt and a mature plant! Try going vertical too with hanging baskets to add other attractive features. Check out more great ideas at [Landscaping Network](#).
- **Window and door screens:** Clean screening and check for holes. Tighten or repair any loose or damaged frames and repaint. Replace broken, worn, or missing hardware. Wind can ruin screens and frames if they are allowed flap and move so make sure they are securely fastened. Tighten and lubricate door hinges and closers.
- **Foundation:** Check foundation walls, floors, concrete, and masonry for cracking, heaving, or deterioration. If you can slide a nickel into a crack in your concrete floor, slab or foundation call a professional immediately.



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- **Roof:** Inspect roof surface flashing, eaves, and soffits. Check flashings around all surface projections and sidewalls.
- **Gutters and downspouts:** Pull leaves and debris from gutters and downspouts. Reattach gutters that have pulled away from the house. Run a hose on the roof and check for proper drainage. If leaks exist, dry the area and use caulking or epoxy to seal the leak.
- **Exterior caulking:** Inspect caulking and replace if deteriorating. Scrape out all of the eroding caulk and recaulk needed area.
- **Dryer Vents:** Clogged dryer vents can become a serious fire hazard. Dryer vents should be cleaned out yearly. Purchase a dryer vent cleaning brush at a local hardware store.

Green 122

All doors and shutters must be maintained in an attractive condition and must match the original color. Shutter and door colors may not be changed without written approval from the Spring Oaks Architectural Control Committee. Colors must match the color and codes from Shenandoah Paint (282 Neff Ave in Harrisonburg Virginia, 540-434-5457).

Shutter cleaning option- [Shutter-saver.com](http://Shutter-saver.com)

### Spring Oaks Shutter and Door Colors

Colors match original Mid America Shutter colors

| <u>Color</u> | <u>Code</u> |
|--------------|-------------|
| Black        | 02          |
| Red          | 167         |
| Blue         | 166         |

