

# THE CENTRAL POINT

## COMMUNITY IN FOCUS

### Mold Management

It's a problem the human race has battled since the dawn of time—controlling mold. It lurks in the corners and can cause major damage and nasty health issues. As long as moisture and oxygen are present, mold can grow indoors or out on virtually any organic substance, including wood, paper, carpet, insulation and food. When excessive moisture accumulates in buildings or on building materials, mold growth will often occur, especially if the moisture problem remains undiscovered or unaddressed.

It is impossible to eliminate all molds and mold spores in the indoor environment. However, mold growth can be controlled by keeping moisture in check. Moisture control is key - mold cannot grow without it.

Left untreated, mold gradually destroys the material on which it is growing. Because molds produce allergens, irritants and toxins, they have the potential to cause a variety of health problems and can exacerbate existing conditions, such as asthma.

If mold is a problem in your home, clean up the mold and get rid of the excess water or moisture. If an area becomes water damaged, it is important to dry that space and any damaged items within 24-48 hours to prevent mold growth. Fix leaky plumbing or other sources of water to prevent recurrence.

Wash mold off hard surfaces with detergent and water and dry completely. Absorbent materials (such as ceiling tiles and carpet) that become moldy may have to be replaced.

For more information on how to clean up residential mold problems and how to prevent mold growth, download the Environmental Protection Agency's free publication, *A Brief Guide to Mold, Moisture, and Your Home* at [www.epa.gov/mold/pdfs/moldguide.pdf](http://www.epa.gov/mold/pdfs/moldguide.pdf).

### Cat Trapping

The Association will begin trapping cats on October 27<sup>th</sup>. Please keep your cats indoors at night, or make sure that they are wearing collars so we do not accidentally trap any residents' pets.

### House painting update

At the end of October, the Association manager will be surveying the houses in the neighborhood for homes that need painting. The HOA will be sending painting notices to homeowners whose homes require painting. All homeowners will be given 12 months to complete painting.

The board of directors will be approving color pallets at the October meeting. If you would like to voice your opinion regarding color combinations, please come to the meeting, Wednesday, October 15<sup>th</sup>.

If you are painting your home, please come

to the office to get approval of ALL house colors – even if you are painting your home the same color it has always been painted.

### CC&R's Corner Fire Lanes

Did you know that our CC&R's and the City of Central Point's municipal code state that there shall be no parking in the fire lanes? Specifically, the CC&R's state: Parking is allowed on one (1) side of the street, signs are posted. Vehicles parked in "No Parking Fire Lane" areas, in front of fire hydrants or mailboxes will be towed immediately at owner's risk and expense. Vehicles must be parked so as to ensure they are not blocking any neighbor's access or to restrict the traffic flow of any emergency vehicles. Further, the City municipal code states that the fire lanes shall be kept free of obstructions.

Any violations should be reported to the Central Point Police Department directly.



## POINT ON ASSOCIATION BUSINESS

### Know the Rules

When our community was developed, several documents, known as "Governing Documents", were filed and/or recorded with the state and county. These documents were designed to uphold the integrity of our community.

Of all of the governing documents, the CC&R's and Rules and Regulations are often the least understood but inarguably the most important.

For those of you who were unaware, the governing documents play a crucial role in keeping the association running

smoothly. The Governing Documents are legally binding rules and regulations that each homeowner agrees to when he or she purchases a home within the association. If owners rent out their homes, it's the owner's responsibility to inform the new residents of these documents as well.

All residents need to understand these documents so they don't unintentionally violate them; owners can be fined by the association for violations.

While they may seem arbitrary, the rules and regulations are legally enforceable. They also help ensure the association as a whole can thrive and that members are treated fairly and equally. So don't be left in the

dark—check out the association's governing documents today!

If you don't have a copy of the bylaws, please call the manager or visit our website [www.hggv.org/GovDocs.htm](http://www.hggv.org/GovDocs.htm) to view them online.

**Next Board Meeting:** The board scheduled the October meeting for **WEDNESDAY October 15<sup>th</sup> at 6:00pm in the clubhouse.**



**POINT ON THE  
COMMUNITY**

**Don't Get Spooked by  
Pests in Your Home This  
Halloween**

As fall sets in, many families begin thinking about Halloween: the costumes, the decorations and the trick-or-treating. Although rubber spiders and plastic bats are part of the fun of the holiday, real pest invasions can be quite a fright. As the temperatures drop outdoors, many pests attempt to come indoors.



The National Pest Management Association (NPMA) offers the following tips for pest-proofing your home. Seal all cracks and crevices around the foundation of the home. Mice can fit through holes as small as the size of a dime. Check for gaps under exterior doors, and install door sweeps to close them. Spiders can fit through openings as thin as a piece of paper. Trim branches or bushes that touch the home. These wooden pathways can provide direct pest highways right into the house.

To learn more on how to protect your family from the diseases and dangers of pests, visit [www.pestworld.org](http://www.pestworld.org).

**POINT ON THE  
ROGUE VALLEY**

**Paving Work is  
Completed**

*Another historical excerpt  
from the Central Point Herald  
(November 9, 1911, page 1)*  
**City Now Has Over Half Mile  
of First-Class Street**

The Clark & Henery Co. finished their Central Point paving contract last Monday morning, and this city may now boast of possessing eleven blocks of as high class street paving as that of any city in the country. The work was done thoroughly and well and in record time, not a moment being wasted by the company and not a protest being filed against the character of work done. The paving now extends from Manzanita Street south on Front Street to Pine, thence east on Pine Street to Tenth Street, considerably more than one-half mile. Every citizen of the city is indebted to the Clark-Henery Company and to their efficient corps of workmen for the splendid work done, as well as to our city officials, mayor, councilmen, recorder and marshal, for their part in the campaign for a better and more modern city.

Next year will undoubtedly see more street improvements than the present, for now practically everyone sees and acknowledges the value to the general welfare of such improvements.

**POINT ON  
GOOD HEALTH**

**Reduce The Amount of  
Sugar Your Kids Get This  
Halloween**

Halloween is the time of year when your sweet children can turn into sweet-toothed monsters; that is, when they have too much sugar. That's why it's important to implement strategies to keep them out of the candy jar.

With the prevalence of child obesity and diabetes, it's important to keep your kids on a healthy diet, even during holidays that focus around sweets.

Try to set limits to control how much candy your kids eat in a day. Also, don't leave the candy out in plain view where kids will surely sneak a few pieces. Instead, store the candy in a high cupboard or other place where they won't have such easy access to it.



**OCTOBER CALENDAR OF EVENTS**

- 10/03 – Yom Kippur Begins as Sundown
- 10/08 – Full Moon
- 10/13 – Columbus Day (Office Closed)
- 10/15 – Board Meeting (6:00 in the clubhouse)
- 10/17 – Fury in Theaters
- 10/21 – Peak of the Orionid Meteor Shower
- 10/27 – Cat Trapping Begins
- 10/31 – Halloween



**Please keep your pets safe this Halloween.  
Keep them inside - away from pranksters and  
the stress of all the kids trick or treating.**