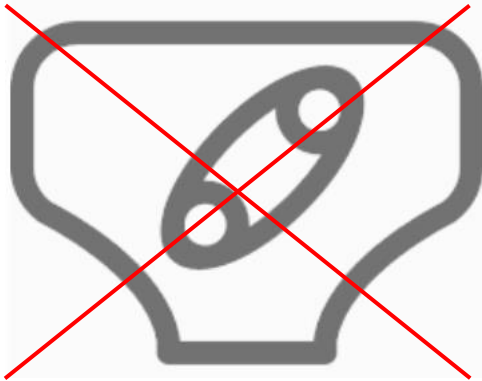


DIAPERS IN THE CABANA POOL/SPA

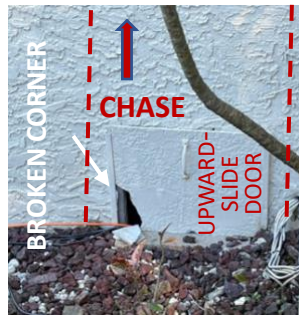
UPDATED: WEDNESDAY/2023-02-22/4:30PM

FOR OBVIOUS REASONS, WHEN YOUR BABY IS IN THE CABANA POOL OR SPA, PLEASE HAVE THEM ATTIRED IN A SWIM DIAPER INSTEAD OF JUST A PLAIN DIAPER.



A CABLE REPAIR CAUSING DAMAGE TO LOS PRADOS

UPDATED: TUESDAY/2023-02-07/8:26PM



WITH ONE ON EACH SHORT-SIDE OF EACH BUILDING, A "CHASE" IS A HOLLOW RECTANGULAR JUT-OUT RUNNING UP THE BUILDING THAT ALLOWS UTILITY-CONDUITS TO ENTER A BUILDING'S UNITS - ELECTRIC LINES, WATER LINES, CABLE LINES, A/C LINES FROM THE OUTSIDE COMPRESSOR, ETC. THE HANDLED-DOOR SHOWN AT THE RIGHT IS THE ENTRANCE TO SUCH A CHASE. IN THIS CASE IT WAS A SPECTRUM TECH (BUT IT COULD HAVE BEEN ANY OF THE ABOVE TRADESMEN) WHO TOOK THE EASY WAY AND JUST BROKE-OFF A CORNER OF THE 'CHASE DOOR' TO FEED-IN THE CABLE.

1. THE TECH SHOULD HAVE FED THE CABLE BELOW THE GROUND-SURFACE AND INTO THE CHASE. BECAUSE THEY DIDN'T, THEY CREATED A PERFECT CRITTER-ENTRANCEWAY ... WHO COULD THEN SETUP HOME (AND HAVE BEEN KNOWN TO CHEW THROUGH CABLES).
2. ANOTHER 'NO-NO' IS INSTALLING CABLES ON THE FACE OF A BUILDING.

SOME CONTRACTORS PERFORM SUCH SHODDY AND UNACCEPTABLE INSTALLATIONS BECAUSE IT'S EASIER THAN DOING IT CORRECTLY AND NO ONE'S LOOKING OVER THEIR SHOULDER. HOWEVER, YOU THE RESIDENT CAN STILL WIN THE DAY AND SAVE YOURSELF THE UNWANTED RESULTS OF POSSIBLE ANIMAL/INSECT INTRUSION AND UTILITY-FAILURE AND THE COMMUNITY THE REPAIR TIME & MONEY **BEFORE SUCH PRACTICES EVER OCCUR ... BY WARNING CONTRACTORS IN ADVANCE.** AND YOU CAN DO IT VERY DIPLOMATICALLY BY SAYING TO A TECH, "HERE, READ THIS ... WHAT DO YOU THINK OF THIS REPAIR PRACTICE?" THEY'LL GET THE HINT IN A NY MINUTE ... THEY DON'T WANT TO BE "THAT GUY".

BETTER YET, FOR THOSE REPAIRS WHERE YOU ARE PERSONALLY RESPONSIBLE SUCH AS WITH AN A/C CHANGE-OUT, ETC., YOU CAN DO ONE BETTER. SHOW & TELL THIS STORY TO THE CONTRACT-WRITER. BLAME IT ON THE BOARD BY SAYING, "YOU KNOW HOW THESE CONDO BOARDS ARE ..." AND REQUEST THAT YOU'D LIKE TO PUT INTO THE CONTRACT NOTES: ANY BUILDING DAMAGES ARE THE RESPONSIBILITY OF THE CONTRACTOR." TELL THEM, "THE WRITTEN WORD IN THESE CASES IS NEEDED, BECAUSE EVERY TECH MUST READ THE WORK ORDER."

FOR THOSE OF YOU THAT LIKE TO COVER EVERY BASE - AND THERE ARE SOME OF YOU OUT THERE - WHY NOT THIS. TAKE A SNAPSHOT OF THIS NOTICE AND KEEP IT AT THE READY FOR ANY CONTRACTOR YOU MAY USE - WHETHER IT'S ONE THAT THE ASSOCIATION PAYS FOR (AS IN THE CASE OF SPECTRUM) OR ONE THAT YOU PAY FOR (AN A/C CONTRACTOR). THEN YOU WON'T HAVE TO THINK ABOUT IT AGAIN!

SEE HOW ONE LITTLE BROKEN CORNER IS FODDER FOR AN INTRUDER'S SURVIVAL STRATEGY!

CABANA FURNITURE FRIENDLY REMINDER

POSTED: MONDAY/2023-02-06/6:18AM

THE LOS PRADOS CABANA DOES NOT PROVIDE CONCIERGE SERVICES. THEREFORE, BEFORE LEAVING THE CABANA, IT'S REQUESTED THAT YOU RETURN A CHAIR/LOUNGE/TOY/ETC.) TO ITS PROPER LOCATION.

IF YOUR ITEM WAS ONE OF THE FOLLOWING, WHY NOT FINE-TUNE ITS PLACEMENT?

1. A LOUNGE CHAIR SHOULD HAVE ITS BACK PLACED ON THE NEXT TO LAST VERTICAL POSITION.
2. A SMALL TABLE SHOULD RESIDE BETWEEN EVERY PAIR OF LOUNGE CHAIRS.

→ ISN'T IT A SINKING FEELING TO ARRIVE AT THE CABANA ONLY TO SEE IT IN DISARRAY?

→ IT'S UP TO EACH ONE OF US TO MAKE CERTAIN THAT LOS PRADOS REMAINS A CUT-ABOVE. IN LIGHT OF THAT SENTIMENT, IF YOU HAPPEN TO BE THE FIRST TO ARRIVE OR LAST TO LEAVE AND SEE THAT SOME OF YOUR FELLOW-RESIDENTS HAVEN'T FOLLOWED THE ABOVE REQUEST, WOULDN'T IT BE MOST WONDERFUL FOR YOU DO WHAT FELLOW-RESIDENTS FAILED TO DO?

→ *PLEASE PASS THE WORD. THANK YOU!*

PROPERTY CLEANUP PROTOCOL

POSTED: FRIDAY/2023-01-27/9:00AM

1. EVERY WEEKDAY MORNING, STAFF REMOVES DEBRIS FROM PROPERTY & OUTSIDE PERIMETER SIDEWALKS, DIRECTLY--CORRECTS OR SCHEDULES FOR REPAIR ANY ANOMALIES (BROKEN SPRINKLER HEADS, OVERLY-PACKED DUMPSTERS,
2. WEATHER-PERMITTING, EACH FRIDAY IS 'PROPERTY CLEANUP DAY' - ACTIVITIES INCLUDE BLOWING ALL SIDEWALKS, PATIOS, STAIRCASES & STREETS. DURING LEAF-FALLING SEASON, VENDOR BLOWS LEAVES FROM GRASS AND BEDS. WE TRY TO LIMIT ALL BLOWING TO CLEANUP DAY.
3. BECAUSE IT IS SUCH A HIGHLY TRAFFICKED AREA, THE RED CABANA ENTRY/PORTICO FLOOR IS LIGHTLY POWER-WASHED EVERY FRIDAY AFTERNOON.

WHY WOOD MULCH WAS REPLACED WITH LAVA ROCK SOME YEARS AGO BY COMMUNITY-VOTE AND WHY MORE RAILROAD-TIES ARE BEING REPLACED WITH SIMULATED CONCRETE BLOCKS.

POSTED: THURSDAY/2023-01-05/12:30PM

FOR DECADES, LOS PRADOS HAS HAD A 'PREVENTIVE TERMITE PROGRAM', WHEREIN OUR 13 BUILDINGS AND CABANA ARE TREATED BY 'REPLENISHING-CANISTERS' OF DEADLY TERMITE BAIT WHICH SURROUND EACH BUILDING. IN SPITE OF THAT, THE FOLLOWING EXTRACT FROM A MASSEY MARCH 5, 2018 REPORT WARNED OF MAKING CERTAIN THAT THERE IS NO TERMITE INTRUSION VIA 2 PROPERTY ELEMENTS THAT CAN PROVIDE A HOME AND FOOD SOURCE FOR TERMITES (WOOD MULCH & RAILROAD-TIES)

TERMITE PREVENTION	THE CONDITIONS IDENTIFIED BELOW ARE CONDUCTIVE TO TERMITE INFESTATIONS. TO REDUCE THE RISK OF FUTURE TERMITE PROBLEMS, THESE CONDITIONS SHOULD BE CORRECTED IMMEDIATELY.
<u>EXTERIOR SIDING BELOW GRADE</u> PROVIDES A HIDDEN AVENUE OF ACCESS FOR SUBTERRANEAN TERMITES WHICH PREVENTS TIMELY IDENTIFICATION OF A POSSIBLE INFESTATION AND CAN ALLOW MOISTURE INTO THE WALLS.	
LOCATION: <i>Throughout - stucco below grade</i>	
<u>WOOD IN CONTACT WITH THE GROUND</u> PROVIDES A FOOD SOURCE FOR TERMITES AND A POSSIBLY UNPROTECTED AVENUE OF TERMITE ACCESS INTO THE STRUCTURE. WOOD SHOULD BE A MINIMUM OF 6 INCHES AWAY FROM SOIL.	
LOCATION: <i>Railroad ties in several locations (earth to wood contact)</i>	
<u>INADEQUATE VENTILATION (CRAWL)</u> CAN ALLOW MOISTURE TO ACCUMULATE IN THE WOODEN MEMBERS OF THE CRAWLSPACE AREA AND LEAD TO WOOD DECAY FUNGUS AND/OR MOISTURE DAMAGE.	
LOCATION:	
<u>CELLULOSE MATERIAL/DEBRIS</u> PROVIDES TERMITES WITH A FOOD SOURCE UNDERNEATH OR NEAR THE STRUCTURE AND MAY INCREASE THE POSSIBILITY OF FORAGING TERMITES GAINING ACCESS INTO THE STRUCTURE.	
LOCATION: <i>Mulch Above grade next to foundation</i>	

THE ABOVE REPORT PROVIDED A 3RD AND FINAL MOTIVATION FOR WOOD-MULCH REMOVAL BY AFFIRMATIVE COMMUNITY-VOTE AND RAILROAD-TIE REPLACEMENT BY CONCRETE BLOCK SIMULATED TO LOOK LIKE WOOD RAILROAD TIES.

1. FOR FINANCIAL REASONS OF HAVING TO CONTINUALLY REPURCHASE DETERIORATED WOOD MULCH.
2. FOR HEALTH REASONS BECAUSE WOOD MULCH IN THE MARKETPLACE IS REALLY GROUND-UP/DYED CHEMICALLY-LADEN CONSTRUCTION DEBRIS).
3. THE ENLIGHTENING MASSEY REPORT THAT NO WOOD MUST TOUCH THE GROUND BECAUSE IT PROVIDES A HOME FOR TERMITES.

NOTES

1. ALL AREAS "OUTSIDE THE BRICKS" HAVE BEEN REPLACED WITH THE RED LAVA ROCK AND ONLY SOME" INSIDE THE BRICKS". OVER TIME, AS MONEY PERMITS, ALL SUCH UN-ROCKED AREAS WILL BE ROCKED.
2. ALL WOOD RR-TIES ARE SCHEDULE TO BE REPLACED WITH CEMENT BLOCK HAVING A SURFACE TREATMENT TO SIMULATE A RAILROAD-TIE. THE POINT IS THAT WE CAN'T BE FOOLED JUST BECAUSE A RAILROAD-TIE LOOKS LIKE IT'S IN "GOOD-SHAPE". IT COULD AND PROBABLY IS OR WILL PROVIDE A RIPE ATMOSPHERE FOR TERMITES. DIARY ENTRY 2023-01-13 WAS THE BEGINNING EFFORT FOR 2023'S RR-TIE REPLACEMENT.

PROCEDURE FOR REPLACING RAILROAD-TIES

MODIFIED: SATURDAY/2023-01-28/12:30PM



1. REMOVE AND DISPOSE DETERIORATED RR-TIES.
2. SEE UNDERLYING DIRT AFTER REMOVAL.
3. INSTALL REINFORCING BARS (REBARS).
4. INSTALL CONCRETE FOUNDATION TO CAPTURE REBARS.
5. POSITION CONCRETE BLOCKS FOR INSTALLATION.
6. SEE INSTALLED CONCRETE BLOCKS.
7. CONCRETE BLOCK CELLS ARE FILLED.
8. THIN-SET IS APPLIED TO RR-TIES FRONT AND VISIBLE BACK AND TEXTURED TO SIMULATED WOOD.
9. SEAL CONCRETE BLOCKS FOR PAINT-READINESS.
10. FINISH-PAINT THE CONCRETE BLOCKS.

RESULTS AFTER THE ABOVE PROCEDURE

FINISHED PRODUCT: TERMITE-PROOF, CHEMICAL-FREE, SIMULATED RR-TIES ... A ONE & DONE SOLUTION.

Q&A BASED ON A GOOGLE SEARCH OF "WOOD RAILROAD-TIE CHEMICALS":

- Q. DO RAILROAD-TIES LEACH CHEMICALS INTO THE SOIL?
A. YES.
- Q. IS CREOSOTE HARMFUL TO HUMANS?
A. CREOSOTE IS A PROBABLE CARCINOGEN IN HUMANS. THERE IS SOME EVIDENCE THAT IT CAUSES SKIN CANCER IN HUMANS AND HAS BEEN SHOWN TO CAUSE SKIN CANCER IN ANIMALS. MANY SCIENTISTS BELIEVE THAT THERE IS NO SAFE LEVEL OF EXPOSURE TO A CARCINOGEN.

PET POLICY DOCUMENT NAVIGATION

POSTED: THURSDAY/2023-01-26/4:55PM

IN ORDER TO FACILITATE NAVIGATION AROUND THE 'PET POLICY' DOCUMENT, YOU MAY SELECT ONE OF THE BUTTONS BASED IN THE LOWER-LEFT CORNER OF EACH PAGE. OVER TIME, AS MANY DOCUMENTS AS POSSIBLE WILL BE RETRO-FITTED TO ACHIEVE SUCH A NAVIGATION CAPABILITY., WHICH IS KNOWN AS AN 'INTERNAL HYPERLINK'.

COMMUNITY COMMUNICATIONS ANNOUNCEMENT

POSTED: THURSDAY/2023-01-26/4:33PM

A NEW COMMUNICATIONS POLICY WAS INSTALLED ON THE LOS PRADOS WEBSITE IN THE FORM OF A '**DAILY DIARY**'.

NO LOGIN OR PASSWORD IS REQUIRED.

GO TO [LOS PRADOS.NET/PUBLIC DOCUMENTS/COMMUNITY COMMUNICATIONS](https://losprados.net/public/documents/community-communications)

CABANA WIFI ANNOUNCEMENT

POSTED: TUESDAY/2023-01-04/3:29PM

ON JANUARY 4TH 2023, A NEW MODEM AND A NEW ROUTER WERE INSTALLED AT THE CABANA, THEREBY CAUSING THE SIGN-IN TO CHANGE TO THE FOLLOWING:

1. NETWORK NAME: SpectrumSetup-09
2. PASSWORD: theoryeagle483