

CROWN COLONIST

Volume 42 Number 9

September 2019

Measure K - \$100,000 Grant

By David J. Canepa

I'm proud to announce the Board of Supervisors at its July 23 meeting approved a \$100,000 grant in my district-specific Measure K funds to support two outstanding programs offered by Daly City Partnership. One grant to Aging and Adult Services of \$60,000 will support the Partnership's Healthy Aging Response Team and a second grant of \$40,000 to Behavioral Health and Recovery Services will support the Partnership's Our Second Home program.

The \$60,000 in Measure K Funds will support a vastly increased number of low-income, housebound north county seniors in accessing home delivered meals, and to provide seed money for DCP to develop a "Village" concept in Daly City. DCP's concept for the Daly City Village consists of a cadre of community volunteers and social work interns who can support seniors with in-home handyman services, a Lyft concierge ride program, and driving and escort services for doctor's appointments and grocery shopping assistance.

The \$40,000 in Measure K funds will help develop a "Support Group for Parents of Children with Special Needs," among other family support programs. Although Our Second Home frequently partners with Community Gatepath in Burlingame, no group of this kind that supports both learning delays (autism spectrum, Down syndrome) and physical handicaps, can be found in the Daly City area.

In other news, are you interested in saving money on gas and maintenance while improving air quality in the Bay Area? The city of South San Francisco is partnering with the nonprofit solar provider GRID Alternatives and the Bay Area Air Quality Management District to bring more renewable energy sources and electric vehicles to South San Francisco August 17. I'd like to invite you to learn more about the program and other clean air grants available to our community. The showcase is

open to all Bay Area residents and as a member of the BAAQMD board, I will happily be in attendance.

The Clean Cars for All Program allows residents to trade in an old car and receive up to \$9,500 to purchase or lease a new or used hybrid or electric car or receive a transit voucher. Learn more about the program at the EV Showcase, or at www.BAAQMD.gov/CleanCarsforAll.

Questions? Contact the air district at (855)256-3656 or CleanCars@GridAlternatives.org.

David J. Canepa, a former Crown Colony resident, is a member of the San Mateo County Board of Supervisors representing District 5 which includes Daly City.

Got Wheels!

The new Got Wheels! Program offers \$5.00 rides for seniors 70 years and older in Daly City. The program is offered through Peninsula Family Service.

Each month, participants can take 6 one-way trips or 3 round trips for only \$5.00 per one-way ride. Rides must begin and end in Daly City or at Kaiser in South San Francisco.

You must register to participate. All participants will be issued a pre-loaded Got Wheels! membership card and will be able to schedule rides on-demand 24 hours a day, 7 days a week with Serra Yellow Cab. Rides can be scheduled in advance.

For more information or to sign up, contact Cherie at (650) 403-4300, ext. 4329 or on the Web at: cqmoreno@peninsulafamilyservice.org.

Labor Day Hours

On September 2, 2019 operating hours are:

Clubhouse Open 10 am - 6 pm
Association Office Closed

There will be **NO SHUTTLE SERVICE** on Labor Day. Laundry cards can be reloaded from 10am to 6pm.



OBEY all traffic signs and Association Rules and Regulations.
Do not park in a RED ZONE or over the time limit of any VISITOR SPACE without CCHOA permission. You will NOT be called. You WILL be TOWED.
DO NOT drive the wrong-way or back down ONE-WAY streets. The fine is \$100!

Visitor Parking Space Rule

This visitor parking rule is being published as a reminder to all residents. Visitor space parking is limited to 72 hours for both resident's and non-resident's vehicles. Vehicles must be moved to a different space each and every 72 hour period. The vacated visitor parking space may not be filled by another vehicle registered to that same unit. If the visitor space is occupied by another vehicle registered to that unit, the same 72 hour period will continue to accrue. Whether you are parked in the space for 72 hours or less, you have to wait for 72 hours to pass (after you have moved your vehicle) before you put the same vehicle or another vehicle belonging to the same unit back into the space that you vacated. Violator's vehicles will be towed at the owner's expense. The owner will not be called. This rule also applies for the use of the 24 hour parking spaces.

Visitor Parking

How embarrassing would it be to have your visitor's vehicle towed? You can prevent this embarrassment by informing your visitors of the parking rules prior to their visits. Here's what they need to know: Each visitor will receive a visitor pass as they enter the community, the pass must be displayed face-up on the left side of the dashboard and each pass is good for 72 hours. Your visitor can only park in your deeded space or a space labeled with a "V" and a number.

Unsightly Balconies

On our weekly inspections, we have noticed a number of balconies and patios that have items on them that are not allowed to be there. It is easier to advise you of what is allowed than what is not. Only the following items are allowed: gas or electric grills, plants, approved storage containers and outdoor furniture. Nothing else is allowed.

Moving

When you are moving into or out of Crown Colony, you must make your move between the hours 7:00 am and 10:00 pm. No moves will be allowed before 7:00 am or after 10:00 pm. There will be no exceptions to

this rule. No trucks being used for a move will be allowed to remain parked on Crown Colony property overnight. Any moving truck will have to be parked on Hickey Blvd. or somewhere else off the property.

Clubhouse and Gym Hours

CLUBHOUSE HOURS

Monday - Friday 9:00am - 10:00pm
Saturday 10:00am - 10:00pm
Sunday 10:00am - 6:00pm

GYM HOURS

Monday - Friday 9:00am - 9:45pm
Saturday 10:00am - 9:45pm
Sunday 10:00am - 5:45pm

ASSOCIATION OFFICE HOURS

Monday - Friday 9:00am - 6:00pm
Closed - Saturdays, Sundays & Holidays

CLUBHOUSE POOL

Monday - Sunday 5:00am - 11:00pm

CLUBHOUSE SPA

Closed until further notice

You must have a fob to enter clubhouse or gyms on weekends or after 6:00pm on weekdays. You must be at least 18 years old to use clubhouse facilities with guests (up to 4 guests per unit allowed). Residents 16 or 17 years old may use facilities but may not have guests.

Stolen Packages

Residents have received notice of packages being delivered. When the lobby was checked, they discovered their packages were missing. Sometimes drivers deliver the packages to the wrong buildings or in the case of the two large buildings, packages are delivered to the wrong side of the building. If you have experienced this or even if you haven't, we recommend you find an alternate delivery option.

Drains

The rainy season will soon be here. Make sure your patio or first floor studio unit drains are clear of debris to prevent your unit from flooding.



Contact us via e-mail at
cchoa@crowncolonyhoa.com
On the Web:
www.crowncolonyhoa.com

NO SMOKING
in the Corridors, Elevators,
Laundries, Gyms or Clubhouse



Mold

When Does It Grow?

When excessive moisture accumulates indoors, mold will grow, especially if the cause of the problem is not immediately dealt with. Excessive moisture can occur when rainwater enters a unit through leaks in walls, windows or the roof. Indoors, common causes include occupant-generated sources such as fish tanks, cooking, showers, baths and dishwashers.

Any time warm, moist air comes into contact with a relatively cool surface, water vapor will condense on your unit's floors, walls and windows.

Is It Dangerous?

Most people are immune to mold. However, when some people are exposed to large amounts of indoor mold, it may lead to allergic reactions, trigger asthma, cause respiratory infections, or bring about toxic effects from certain chemicals in the mold cells. Any potential health problems can be minimized by removing the mold quickly and completely from your unit.

What Do I Do about It?

The most important single factor in mold abatement is to control the moisture in your unit. Without correcting the moisture problem, only a short-term solution will be reached and mold growth will recur.

To get rid of mold, it must be completely removed from the affected material, or the mold-contaminated material must be completely removed from your unit. Mold can't be removed by spraying the surfaces with disinfectants, biocides or household cleaners.

Non-porous or semi-porous materials (such as metals, glass and hard plastics or wood, plaster and concrete) that are showing mold but are structurally sound can usually be cleaned. Moldy porous materials (carpeting, wallboard, ceiling tile, wallpaper, fabric, upholstered furniture, mattresses) should usually be discarded, since they can't be thoroughly dried.

To clean a moldy area, mix one part household bleach to two parts water in a bucket and scrub the affected area. Dry the area as soon as possible and ventilate. Always use gloves, eye protection and a dust mask when cleaning mold.

Because of our climate, many residents, particularly those with north-facing units, spend much of the year

with their heat on and their windows closed, ideal conditions for mold to grow in. The growth of mold can be stopped by eliminating the source of the excess moisture. Allow moisture to escape outside. To increase circulation, open your windows, move furniture away from walls, and make sure to use your kitchen and bathroom exhaust fans when cooking and showering. Let fresh air in to reduce moisture

Who Pays For The Clean Up?

Both the HOA's master insurance policy, as well as most Unit Owners HO6 policies **exclude** mold clean up, unless the mold growth occurs subsequent to a covered water damage loss. Consequently, all costs, including but not limited to costs associated with testing the air quality, removal of the mold, and certification of mold removal up will be the responsibility of the unit owner, **unless it has been determined that the mold was caused by water leaking from either a pipe in the wall or the exterior of the building.** If it is determined that the moisture causing the mold came from outside the unit, the clean up and repair costs will be paid by Crown Colony HOA. Additional living expenses for unit owners displaced during clean up and repair, **regardless of where the moisture is coming from**, will be the sole responsibility of the unit owner. Remember that claims for additional living expenses, like clean up and repair, unless directly caused by a known loss, will be excluded on most HO6 policies.

It is important to check your unit for mold today. Pay particular attention to the exterior walls and around sliding doors and window frames. Be sure to check behind any furniture that may be up against the wall. If you do think you have a mold problem, it needs to be investigated immediately. Please call the Association Office at (650) 756-8220 and make an appointment to have your mold problem examined and for suggestions on what you need to do.

Walking Your Dog

Whenever your pet is outside of your unit, it must be on a leash and attended at all times. Remember retractable leashes are not allowed and larger dogs must be muzzled and on a four foot or shorter leash when outside their owner's unit. All dog owners must pick up their animal's waste. Make sure to use one of Crown's readily available Fido Houses or a garbage bin to dispose of it.



Do not leave bottles, cans, newspapers, or other trash on top of your parking space's locker. Thank you!

ONLY deck furniture, gas & electric grills, planters, pots & approved storage on decks & patios. No brooms, mops or pots on rails

SEPTEMBER

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	
1	2 LABOR DAY	3	4	5	6	7	
8	9	10	11	12	13	14	
15	16	17	18 BOARD of DIRECTORS Work Session 5:45pm Executive Session 6:15pm Open Forum 6:30 pm Meeting 6:45 pm		19	20	21
22	23	24	25	26	27	28	
29	30	Clubhouse Hours Mon. thru Fri. 9 am - 10 pm Sat. 10 am - 10 pm & Sun. 10 am - 6 pm Recreation office: 991-3441 Staff: Ferdie & Anne					

The Colonist is a private publication created for the members of the Crown Colony Homeowners Association
379 Imperial Way, Daly City, CA 94015

COMMITTEE MEETINGS

Architecture: When posted
 Building, Maintenance & Finance: When posted
 Communications: When posted
 Recreation: When posted

Meetings are held in the Clubhouse unless posted otherwise.
 All meeting times approximate

IMPORTANT NUMBERS

EMERGENCY Dial 911
Front Gate (24 Hours) 994-0255
 or dial 350 on any Building Directory
Crown Colony Office. 756-8220
 Rita Nicolas e-mail: cchoa@crowncolonyhoa.com
Common Interest Management 286-0292
Bautista & Co. 697-7907
 Cecille Osmena, 214 Broadway, Millbrae, CA 94030
Wave Cable Dat Tran - 415-407 + 4486
 or 1-800-427-8686
Comcast Cable Craig Oborn 866-502-5191
 Lajari "LJ" Pruitt 510-815-2003
Coinmach Laundry. 1-877-264-6622
Crown Colony Properties. 650-994-0300
Van Go Plumbing. 415-755-7405

BUS to BART

Monday thru Friday

Leaves Crown Colony

6:20 am	7:05 am	8:05 am
6:35 am	7:25 am	8:25 am
6:50 am	7:45 am	8:40 am

Leaves Colma BART

4:35 pm	5:35 pm	6:30 pm
4:55 pm	5:55 pm	6:50 pm
5:15 pm	6:15 pm	7:05 pm

Schedule subject to change