

# January 12, 2021

## MESSAGE FROM THE BOARD:

The Board wants to wish each of you a Happy New Year 2021. It is our hope that there will be some relief from the virus in the coming days with wider distribution of the vaccine. This is our only hope to regain some sense of normalcy in our community and the ability to gather socially once again.

The Board and management company are sensitive to the needs of our community and the importance of having access to the vaccine as soon as possible. There have been numerous requests about the possibility of administering the vaccine here at BellaVita, much like we have done with the flu shots; however, at this time, we have been unable to find a source as demand far exceeds the availability at this time. We have some residents who work in the health field and if they can assist in finding a source, it would certainly be appreciated.

In the meantime, we encourage each of you to keep in touch with your doctors/health care providers/pharmacies to get the shot whenever you are able.

Stay safe and alert to the danger. We have had numerous residents ill in the past few weeks and have lost one of our favorites to this virus.



Dear BellaVitans,

Due to pandemic related issues we are currently facing a staff scheduling challenge. In order to accommodate these challenges minor temporary adjustments must be made to the hours that the clubhouse/annex will be open. Our goal is to accommodate the current hours as closely as possible while meeting the expectations of state, local and community standards for health and safety .

Beginning this week our hours will be as follows:

Monday - 10 a.m. to 7 p.m.

Tuesday - 10 a.m. to 6 p.m.

Wednesday - 10 a.m. to 6 p.m.

Thursday - 10 a.m. to 6 p.m.

Friday - 10 a.m. to 6 p.m.

Saturday - 10 a.m. to 5 p.m.

We apologize for this inconvenience and will return to our normal as soon as possible. If you have questions or concerns, please contact Shannon at [Shannon.boogades@inframark.com](mailto:Shannon.boogades@inframark.com)

#### COMCAST INFORMATION UPDATE

Some residents within Bellavita will soon receive letters from Comcast indicating a coming rate increase. These letters are to alert homeowners that the promotional pricing period is ending. Some of you reading this have 12-month promotional pricing while others may have 24-month promotional pricing. Following the current billing cycle promotional pricing will end and a higher amount will be charged. If you receive one of these letters you are encouraged to call Comcast Bulk Service Customer Service at **855-307-4896** to inquire about other offers that might be available.

**Important:** When you call make sure you state that you are a member of Bellavita's Bulk Account and reference the following number: 877 770 141 042 2544.



## COMMUNITY STANDARDS - Dirty Driveways



What are some of the top contributors to “curb appeal” and what helps raise property values?

If you move into a community that has a homeowner’s association and have never lived in one before the “rules” might seem to be insurmountable. How do you as a resident best prepare for the inevitable inspection process? The biggest hurdle is usually finding the answer to the question; “What in the world is the community standard?” Today we will briefly examine one community standard and how it applies to your home, your street, and in the long run our entire neighborhood.

Dirty driveways are one of the most common citations on community standard notices. What is meant by a dirty driveway and why is it such a big issue? There is a section in the Covenants, Conditions and Restrictions for BellaVita that is labeled *Owner Maintenance*. This section spells out the owner’s responsibility for their lot and the residence that occupies the lot. The first responsibility of the owner is to *maintain all exterior and interior maintenance of the residence other than exterior painting*. O.k. great; so what? This is a broad directive that means you as a homeowner are responsible for the way your home looks on the outside (also on the inside; but that is another article). Your property values increase exponentially when your home has “curb appeal.” Your neighbors will appreciate the fact that you are doing your part to keep your home looking great from the outside. Why? Because you are helping their property values increase! Every person who does their part in keeping BellaVita looking like the classy neighborhood we enjoy is in essence helping all of us.

So back to the start. The inspector will be looking for owner maintenance items in the coming months when their monthly inspection is done. One of the first and easiest maintenance items is to **clean a driveway that is dirty**. Please do your part to help us to live the beautiful life in the best gated community property in Pearland!

**2021 BV Director Elections News from the Election Committee:**



The 2021 BellaVita Board of Director Election process has begun. Homeowners should have received the first mailing next week. This year there are two vacant positions on the Board. These positions are currently held by Cindy Dutschke and Steve Anderson. Review this information carefully and consider running for a board position.

**If you have not received a mailing by January 15, 2021**, please notify the Clubhouse Front Desk staff.

Watch the weekly newsletter for Election News over the next couple of months. Also, more information is available on the webpage including the calendar containing important Election event dates.

Please direct any questions about the election process or candidate requirements to the Elections Committee Chair, Ruth Southard (713-409-1328).

**NEW at your  
BellaVita Library**

**A HUGE collection of MOVIES!**  
by a generous donation from  
one of our very own  
BellaVita residents!

And there are  
**CHILDREN'S**  
movies as well!

While you are there, check out  
the **MOVIES** shelves just inside  
the door to the main library.

**ENJOY!**

Villas Master Information:

Due to the rise in Covid-19 cases  
Villas Master will be postponing  
their January 25, 2021 meeting. We  
will convey when a date has been  
chosen.

Thank you-

Villas Master Board



## 2020 BellaVita Fantasy Football League

1st Place Tony Nicolas 12-2

2nd Place— Gerry Leija 10-4

3rd Place— Brian Mabue 8-6



### 2021 BellaVita TEC Officers

**Lew Shuffler - President**

**Sue Steik - Vice President**

**Rory Potter - Treasurer**

**Genie Dunnage - Secretary**

### 2021 BellaVita Belles Officers

**Kay Simpson, President**

**Marjorie Parham, Vice President**

**Suzanne Matocha, Secretary**

**Tommie Johnson, Treasurer**

# Coronavirus

## COVID-19

S L T C A T N O C P K Y F E V E R  
U H T L A E H L F I R Y K S I R C  
R S G C E X E Y Z O S C X O I O Z  
F U L U Z V Y T T H U A D N R R W  
A R X Z O L U A O I S R F O M Y R  
C I Z N D C R R E U K E N Z B X M  
E V B A A I T S H S C A Z P P P O  
G H E R P N A K S T V H S E O H U  
C D Z S E E V E E I A R I S E W T  
L E E S S A N D R Y E E S N E N H  
O R S I E L T U X K E I R G G I S  
S H D S L Y S H R K B E Z B R J T  
E Y M I L D E O E L S E V E R E S  
D A E R P S W S Y D R O P L E T S

CORONAVIRUS  
DISEASE  
NOVEL  
RESPIRATORY  
ILLNESS  
SPREAD  
DROPLETS  
VIRUS

COUGHS  
SNEEZES  
BREATHE  
TOUCHING  
SURFACE  
MOUTH  
NOSE  
POSSIBLY

EYES  
CLOSE  
CONTACT  
INFECTED  
RISK  
HEALTH  
CARE  
WORKERS

MILD  
SEVERE  
DEADLY  
FEVER  
COUGH  
SHORTNESS  
BREATH

Source: MedlinePlus, National Library of Medicine.  
<https://medlineplus.gov/coronavirusinfections.html>





PEARLAND, TX Q

Mon 1/11 Mostly Cloudy 44° | 31° ⬇️ 10%

Tue 1/12 Partly Cloudy 51° | 35° ⬇️ 10%

Wed 1/13 Mostly Sunny 60° | 40° ⬇️ 0%

# Weather

Thu 1/14 Mostly Sunny 66° | 44° ⬇️ 0%

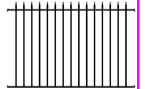
Fri 1/15 Partly Cloudy 63° | 37° ⬇️ 0%

Sat 1/16 Mostly Sunny 64° | 44° ⬇️ 5%

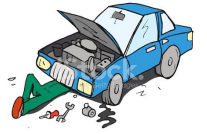
Sun 1/17 Sctd Showers 60° | 47° ⬇️ 40%

Mon 1/18 Partly Cloudy 62° | 51° ⬇️ 20%

Please keep the pool gate Closed at all times. The County Ordinance prohibits the propping open of pool gates. (CAMERA MONITORED)



Please do not work on motor vehicles in the driveway or in the street. The BellaVita CCR Section 8 states that motor vehicles can only be worked on in the garage or an approved enclosure..



## BE CONSIDERATE

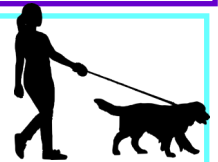
When you are finished with the umbrellas at the pool please be sure to put them down.

Thank you for your help!



NO PETS ARE ALLOWED IN THE CLUBHOUSE, ANNEX or on the POOL DECK

Please make sure all Cats and Dogs are on Leashes



## NOTICE



HELP KEEP THIS PLACE CLEAN

Please be considerate and pick up after yourselves when exiting the annex, gym and pool. Please also pick up after you pet.



Please tell your Guests and Vendors Do NOT Tailgate. The entrance gates are monitored by camera

### PLEASE DO NOT PARK ON THE CURBS!!!

BellaVita owns our streets within the community and when the curbs are damaged the association has to repair/replace. Please be cautious.



# SITE SAFETY

(Corona Virus)



Wash your hands regularly



Avoid contact



Keep a safe distance of at least 6 feet



Avoid touching your face



Cough or sneeze into the crease of the elbow or in a tissue



Stay at home if you are ill

Made with PosterMyWall.com



2021 Backyard Maintenance Payment Booklet now available at the front desk

RUSTICSCAPES LLC  
PO BOX 1155  
BELLVILLE TX 77418-1155

Backyard Maintenance Payment Booklet

Your HOA dues includes having your front door maintained every 2 yrs. This means the door will be lightly sanded and a coat of spar varnish will be applied. A new weather strip on the bottom of the door is included, if needed. This will help to protect your door. However, if you postpone or do not request having your door serviced and it requires having your door refinished, the HOA will only cover a portion of the cost to refinish and replace the weather strip. The HOA will pay a maximum of \$180 (the cost to the HOA for regular maintenance plus a 2nd coat of varnish). You will be responsible for the remaining cost of the door service. It is your responsibility to call and have it serviced every 2 years. Please call Jerry Marshburn at 281-998-7709 or come by or contact the Clubhouse at 281-464-3150 before October and get on the schedule. The doors are serviced March through October.



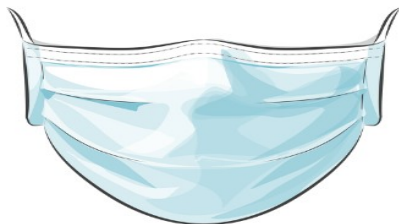




## BUSINESS HOURS

<b>Mon</b>	<b>10:00a</b>	<b>-</b>	<b>7:00p</b>
<b>Tue</b>	<b>10:00a</b>	<b>-</b>	<b>6:00p</b>
<b>Wed</b>	<b>10:00a</b>	<b>-</b>	<b>6:00p</b>
<b>Thu</b>	<b>10:00a</b>	<b>-</b>	<b>6:00p</b>
<b>Fri</b>	<b>10:00a</b>	<b>-</b>	<b>6:00p</b>
<b>Sat</b>	<b>10:00a</b>	<b>-</b>	<b>5:00p</b>
<b>Sun</b>	<b>CLOSED</b>	<b>-</b>	<b>CLOSED</b>

**FOR EVERYONE'S  
SAFETY**



**PLEASE  
WEAR A FACEMASK  
TO ENTER THE BELLAVITA CLUBHOUSE  
AND ANNEX**

**BellaVita Front Desk will provide the following Fax, Notary and Copy services for home owners. Due to Covid-19 there will be **NO** Charge at the time.**

- Long distance faxes -
- Sending local Faxes – NO International faxes
- Receiving Faxes
- Notary services are free **by appointment only**. Notary services are for residents only. Please make appointment at the front desk.
- Scanning to email
- Copy Services
- Lamination

The **Copy Center** copying guidelines for the BellaVita HOA Board, Board Committees and Clubs and Organization Officers are at no charge as follows:

- Maximum of 25 pages – immediate copying
- Maximum of 400 pages – 24 hour copying
- Over 400 pages – one week copying
- Any specialty services (stapling, binding, hole punching, etc.) are the responsibility of the requester.
- **All copies are black and white on white paper only.**
- All specialty papers are to be provided by the requester.





# INFRAMARK

INFRASTRUCTURE MANAGEMENT SERVICES

2022 West Grand Parkway North, Ste 100

Katy, TX 77449

Ph# 281-870-0585



BellaVita Staff Contact  
Information

Shannon

Shannon.boogades@inframark.com

Carolina

Carolina.garcia@inframark.com

Jessica

Jessica.barrera@inframark.com

Laura

Laura.roweton@inframark.com

Phone Number 281-464-3150

Fax 1-281-464-3630

## HOA Board of Directors

President - Connie Harry

charry@club-bellavita.org

281-381-2273

Vice President - Merlin Mohr

mmohr@club-bellavita.org

713-213-6628

Treasurer - Steve Anderson

sanderson@club-bellavita.org

832-693-0928

Secretary - Cindy Dutschke

cdutschke@club-bellavita.org

346-714-2416

Director - Sandra Talley

stalley@club-bellavita.org

281-923-5509

Director - Billy Potter

bpotter@club-bellavita.org

281-484-5198

Director - Dallas Smith

dsmith@club-bellavita.org

281-484-7912



Alarm Monitoring- Modern System- 281-599-7388

Animal Control- City of Pearland- 281-652-1970

Cable-Comcast-Transfer- 855-307-4896

Lawn Care-Rusticscapes- 832-620-6529

Street Light- Center point- 713-207-2222 Opt.5