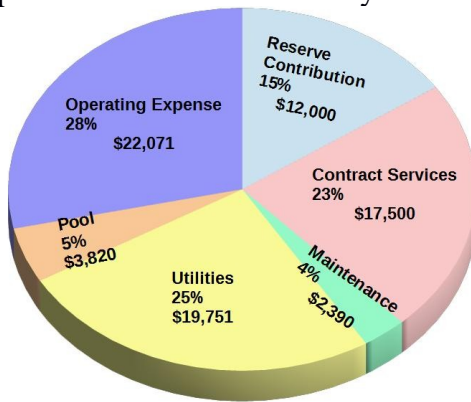


BROOKFIELD EAST HOA NEWS

Keeping You Informed About Your Community • December 2016

What does my \$91 pay for?

Have you ever looked at the annual spreadsheet of our HOA budget and wondered what it all means? Here's how \$91 per month per home breaks out annually:



Operating expense (34%) includes things like management fees, insurance, collection/legal fees, and coupon books. Utilities (30%) consist of water, sewer and electricity. Our only contract service (23%) at present is landscaping. Reserve contribution (15%) is for big expenses like repairing or sealing our streets. Pool (6%) includes maintenance, repairs, chemicals and supplies. Maintenance (4%) is comprised of items like irrigation repairs, storm damage, tree trimming, and backflow testing.

Past due? Please call Jennifer at Brown Management and make payment arrangements. When you don't pay, we can't maintain or improve our neighborhood.



Your Board is Working On...

Our pool is in need of recoating. We're obtaining bids so we can select the most affordable option to get that done. Speed humps instead of bumps? We're looking into that too.

HOA Meetings

Get to know your neighbors and HOA Board at meetings in October, January, April and July, typically fourth Thursdays. **All residents are welcome** to bring questions, ideas and concerns, whether you own or rent. Near each date, look for signs in the neighborhood and a notice by the mailboxes.



Safety Concerns

Please remember these:

- Leash your pet before you take a walk, and bring a bag to clean up after them.
- Drive **no more than 10 mph in our neighborhood**. Vehicles are driving too fast. **SLOW DOWN**.



Report Sprinkler Damage



If you see water shooting up in the air or running down the street, note the sprinkler

location and call or e-mail our Brown Management representative Jennifer Williams: **480-339-8832** or jennifer.williams@brownmanagement.com

The sooner you act, the more money we save on our water bill. There are sprinklers in the corners of your front yard, too. When you pull in your driveway, be careful not to run them over and break them. They cost the HOA money to fix. Thanks for your help!

Brown Management

Brown Community Management, Inc.
7255 E. Hampton Ave. #101
Mesa, AZ 85209

Our contact: **Jennifer Williams**
480-339-8832 Jennifer's direct nbr
jennifer.williams@brownmanagement.com

480-539-1396 Brown Mgmt.
brownmanagement.com
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Neighborhood Watch

Great neighborhoods are made by neighbors who communicate. We should all watch out for crime, suspicious activity, and things that don't look right. We all want to live in a safe and informed neighborhood so, **"If You See Something, Say Something."** Send an e-mail. We'll add you to our private mailing list. We only send alerts & news. No junk.

brookfieldeast@cox.net
Charlene Sloan Wendy Killeen

Like us on **facebook**
facebook.com/BrookfieldEastHOA

Look for
this picture



A free website with the same picture above can be found here:
NeighborhoodLink.com/Brookfield_East



Rules, Regs & CC&Rs

Every resident should know and follow the common-sense rules and regulations, and CC&Rs of the neighborhood. Don't have a copy? Download free pdfs at the website above. Look for Documents & Pages.