



PROGRESS

The roofs on all 137 units have been repaired
 We are making progress on the shed roofs (approximately 80 completed)
 The streets, carports and driveways have been repaired, re-paved, and blacktopped
 Beginning in late August the dry rot repairs to the t-1-11 siding will begin.

Each homeowner will be required to do the following:

- Ensure your patio areas are clean
- Ensure your patio areas are accessible
- If your cable or satellite installation has cables/wires running across the t-1-11 or over the roof of your unit, you must contact the cable/satellite provider to arrange to have the installation done correctly.
- Patio structures attached to the siding must be removed before new siding is installed on your unit

The following addresses must complete the above by 08/30/06:

| Brookfield | | |
|-------------------|------|------|
| 4183 | 4189 | 4195 |
| 4185 | 4191 | 4197 |
| 4187 | 4193 | |

You may be required to remove wrought security bars at all windows and the back patio door.

You will be notified in writing if this applies to your unit.
 For your convenience Noblemen Services has offered to remove the patio structures for \$500.00 dollars.

NEW SCREENING PROCEDURE

- Terry Brown of KAP is a private investigator who will do Wildwood background checks as a part of the screening requirement..
- This allows A state wide check will be performed as opposed to one or two counties our current service reports on.
- You will have to allow up to 7 days for the process to complete.
- The cost is \$75.00 dollars

THE PROCESS

1. The rental application and the P.I.'s consent form can be downloaded from the Wildwood website.
2. Complete the application and the Consent form.
3. Include a copy of the tenant's license and social security card with the application and consent form.
4. The owners name and phone number must be on the application
5. Payment can be made in the form of:
 - CASH

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**Management Co.
Reliable Assoc
Mgmt, Inc.
1600 Sac Inn Way
#135
Sac, CA 95815
(916) 564-2115**

Wildwood Office
Lisa Lindsay
Acting Manager
(916) 392-3613
FAX (916) 392-3640

Devon
Muhammad
Noblemen Services
Supervisor of
Contractors &
Maintenance
(916) 410-0000

Attorney
Ron Severaid
Carter Glahn
(916) 929-8383

NEXT MEETING
Sept 20, 2006
6:00 p.m.
4088 Savannah Ln
Sacramento, CA

- CASHIERS CHECK
- POSTAL MONEY ORDER (only postal money orders will be acceptable money orders)

Submit the completed package with payment to:

Terry Brown

KAP Business Solutions, Inc.

3020 I Street, Suite 200

Simply place your packet in the slot in his door.

Submit a copy of the entire packet to the Wildwood Office. It can be left in the mail box outside of the office.

The screening will be considered incomplete if any of the above steps in the process are not done.

(916) 444-8701 Office

(916) 405-3854 FAX

(916) 417-1213 Cell

PI#24169

Wildwoods Children

In the July Newsletter parents were warned to monitor their children due to safety concerns and due to the population of sex-offenders living in and around this neighborhood.

Friday, August 18th, at approximately 6:00pm a vehicle driven at a high rate of speed careened into the front of the unit at 4100 Weymouth Lane causing serious damage.

Sheer luck kept this idiot from hitting one of the many, many children who play on Weymouth.

Effective immediately, children must play on the back patio or parents can accompany their children to the playgrounds and parks available in our neighborhood. Children can no longer play in the Wildwood streets. It is unsafe and the children are simply not monitored.

There will be zero tolerance for parents who do not monitor their children's safety and behavior.

Homeowners please discuss this with your tenants who have children and make sure they understand.

You will be responsible for the tenants failure to comply.

Reliable Association Management, Inc.

Effective August 1, 2006, your dues will be mailed to:

USBank Payment Processing Center

P.O. Box 503726

San Diego, CA. 95815

Your check will continue to be made out to Wildwood Homeowners Association.

**Screen all adults
over 18 who rent
a room or the entire
unit from you!**