



Walnut Country - The Signal | Volume 2021, Issue 4 | Office Phone: 925-687-9961 | Email: [businessoffice@walnutcountry.com](mailto:businessoffice@walnutcountry.com)

## CHOA Pool Opening Schedule Effective May 1

## Walnut Country THE CROSSINGS



We are thrilled to announce that the CHOA pools will be opening soon for the 2021 swim season! Due to the continued restrictions on public pools imposed by the State and County, including the requirement of an active pool monitor at each open pool (last year we were permitted to rotate a single monitor amongst the three pools), the Board has decided to open the pools one at a time for a few days a week and slowly increase days and hours of operations as we get into the summer months. This is out of concern that the additional salary expense of multiple pool monitors might impact the Association's cash flow and, in turn, our ability to pay regular bills and fund other necessary projects.

Please note that the following schedule is temporary. We fully anticipate that as the weather warms and summer approaches, these operating days and hours will expand. If there are any changes to this schedule, owners will be notified via e-Signal and on the HOA's website.

### Starting May 1, 2021:

**Main Pool (Lawson Ct)**  
Open Saturdays and Sundays from 10am to 6pm

**East Pool (Canoe Birch)**  
Open Wednesdays from 10am to 6pm

**West Pool (Prairie Willow)**  
Closed for maintenance until further notice

The Main Pool will be open this upcoming Saturday, May 1st and Sunday, May 2nd. It will then be closed during the week. The East pool will open on Wednesday, May 5th, and closed all other days. The West Pool pump room construction project is about to get underway, so that pool will remain closed until all work has been completed. Please check the last two Signals for more information related to this project.

Again, this schedule is temporary and we anticipate that days will be added and hours extended as wear near summer and consistent warm weather. If you have any questions, please contact the Business Office. We thank everyone for their patience and understanding! We absolutely want the pools to be open as long as possible, but the current restrictions make this a difficult balancing act. We are doing all we can to ensure that, especially during the summer months, the pools are open as frequently as we can afford, both financially and logistically.

At this time, we will not be putting furniture out at the Main and East pool for resident use, due to cleaning and sanitizing requirements imposed by the State. CHOA pools are temporarily BYOF - Bring Your Own Furniture. Residents are encouraged to

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### Upcoming Schedule

*Board of Directors Meeting*  
▪ Thursday, May 27<sup>th</sup> @ 7pm

*Architectural Committee Meeting*  
▪ Thursday, May 20<sup>th</sup> @ 6pm

### Board Meeting Info

*The Board of Directors meet on the fourth Thursday of every month at 7pm. Meetings are currently held via Zoom and owners are welcome to join by phone or by utilizing the Zoom app. Meeting information is included on the agenda, which is posted at the Business Office and also available online at the HOA's website.*

*The Architectural Committee meets on the third Thursday of every month at 6pm - please contact the Business Office for the Zoom info if you are interested in attending!*

bring their own portable chairs or seats if wanting to remain seated while at the pools. This may change in the coming weeks, and we will keep all residents apprised should there be any updates related to the pool furniture situation. We are working on a solution that works best for everyone and will keep you all updated!

## Treasurer's Report (Year to Date) Balance Sheet as of March 31st, 2021

### Current Assets

Cash - Operating	\$	89,923
Cash - Reserves	\$	2,416,008
Receivables	\$	66,035
Prepaid Expenses	\$	63,688
<b>TOTAL ASSETS</b>	<b>\$</b>	<b>2,635,654</b>



## A LOOK at the BUDGET

### Current Liabilities

Liabilities (Prepaid Assessments, Accrued Payables, Deposits, etc.)	\$	145,408
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### Delinquent Assessments, Fees, and Fines

Total Outstanding Assessments as of 3/31	\$	13,260
Total Outstanding Fees and Fines as of 3/31	\$	8,210
<b>TOTAL OUTSTANDING DELINQUENCIES</b>	<b>\$</b>	<b>21,470</b>

## Year-To-Date Budget Report

	Actual	Budget	Variance	Monthly Actual
<b>Total Revenue (Accrued)</b>	<b>\$ 335,729</b>	<b>\$ 334,635</b>	<b>\$ 1,094</b>	<b>\$ 111,838</b>
<b>Operating Expenses</b>				
Administrative/Legal	\$ 89,218	\$ 83,103	\$ (6,115)	\$ 29,111
Repairs & Maintenance	\$ 61,215	\$ 75,342	\$ 14,127	\$ 23,372
Utilities	\$ 34,894	\$ 54,201	\$ 19,307	\$ 9,685
Miscellaneous (Payroll)	\$ 4,527	\$ 37,626	\$ 33,099	\$ 1,428
Reserve Transfer	\$ 84,363	\$ 84,363	\$ -	\$ 28,121
<b>Total Operating Expense</b>	<b>\$ 274,217</b>	<b>\$ 334,635</b>	<b>\$ 60,418</b>	<b>\$ 91,717</b>

**Note on "Delinquent Assessments, Fees, and Fines":** This is a new report that is replacing the "Assessments Billed vs. Assessments Received" for the given financial month. This report simply details the total amount owed to the Association in assessments, fines, or fees as of the date indicated. Note that this is not the total amount owed to the Association in the given month, but rather the full amount owed in its entirety to the Association at this time. These figures may include a late fee from 2017, for example, or a violation fine from 2015. It would include a \$6 balance if an owner paid \$97.00 in January of 2021 instead of the new \$103.00 assessment amount. We hope that this number helps give owners a better picture of the Association's financial situation.

While homeowners do not necessarily have access to the details of the Association's delinquency report, we are happy to discuss further if anyone would like more information or details (without mentioning specific owners or situations). Please contact the Business Office at 925-687-9961 if you have additional questions related to this report!

## President's Corner // May 2021

Hello Walnut Country, on April 22nd, we held our monthly Board Meeting. Below are some of the items that were discussed and decided on.

### Pools

As I mentioned last month, your Board of Directors is making preparations to open our swimming pools as we approach warmer weather. Although the county health department has relaxed restrictions related to the pandemic in many areas, they have not eased restrictions related to public pools, and have in fact have increased requirements. The county still requires an on duty pool monitor to be present when pools are open to enforce the health order inside the pool area. Last year, the county granted us permission to have a single monitor that rotated between our three pools. The county is no longer allowing this model and requires one monitor per pool. The Board is concerned that this additional salary expense might impact the Association's cash flow and, in turn, our ability to pay regular bills and fund other projects.

We will therefore start off opening one pool at a time for a few days per week and increase days and hours of operation as we get into the summer months.

Below is the temporary schedule that will start on Saturday May 1st.

- The main pool will be open **Saturdays** and **Sundays** from 10am to 6pm.
- The east pool will be open **Wednesdays** from 10am to 6pm.

The west pool will not be utilized at this time as construction in the pump room will be starting shortly. That project could take several months.

### Use of Pesticides and Herbicides in HOA Greenbelt

Our common areas and greenbelt are maintained by a landscaping company hired by the Board. It is one of our largest vendor contracts and their crew is on site almost daily. On occasion, the company uses herbicides to manage weed activity throughout the landscaping. Additionally, we have vendors who apply pesticides around some of the

common area buildings, and others who provide gopher abatement services. The Board is developing a system to better notify the community of when and where such sprayings occur so that residents are aware and can make an informed decision regarding use of the Common Areas. We have had our draft plan reviewed by an attorney and a county agricultural inspector who have both informed us the draft is appropriate and within compliance of all applicable laws. The Board will be reviewing the plan and discussing implementation at the upcoming May meeting.

### Pickleball Court Update

The Association has been working with several vendors related to the updating of the lower tennis courts. As you know, we will be resurfacing the entire complex and converting one of the existing tennis courts to four permanent individual pickleball courts. The project is now scheduled to start the second week of June and could take up to three weeks. We will keep everyone updated on

this project. The lower courts will of course be closed during the project.

### Basketball Courts

The Business Office has received complaints from residents about persons using the basketball court located between the playground and upper tennis courts who routinely use loud and foul language on the courts and are rude to persons using the playground when asked to refrain from such behavior. The complaints also relate to loud music and the leaving behind of trash after use of the court. The Board will continue to monitor the situation and will be creating signage for the area that will hopefully remind users of the basketball courts to be courteous to those with small children at the playground area.

Thanks for reading. Hope to see you at our next May Board meeting. All of our meetings are currently held on Zoom so hopefully owners are able to attend.

**Mike Kindorf**  
*CHOA President*

## Architectural Committee Chair's Corner // May 2021

One of the long-term goals of the Architectural Committee is to simplify and streamline the standards and procedures that govern changes we might wish to make to our properties. As part of that effort, the Committee approved a new Architectural Committee Policy for Paint Colors. This document is designed to make it easier for homeowners to select colors compatible with our development and to streamline the approval process for repainting. The document is now posted on our website for easy access by

homeowners so a trip to the Business Office to review the book of approved colors is no longer needed but don't forget, if you're changing colors you still need to submit an application for approval. Application forms are also available on our website.

As time marches on, new technologies offer products and options for property improvements that were not previously approved. While there is no formal application pending at this time, we want the Board and homeowners to be aware that there is new solar roofing technology being of-

fered by Tesla and that its appearance is different from anything we now have. The Committee is reviewing the potential for an application to install a new type of solar roof being installed by Tesla Solar.

As information, HOAs are prohibited by state law from denying installation of solar panels on homes, so we will likely approve an application for one of these if submitted. However, as the committee is reviewing this new product, we would welcome any comments or concerns from our homeowners.

Finally, we've noted a number of instances where "no longer wanted" furniture and other items have been placed along North and South Larwin, marked as "free" with the hope that someone will take it. This practice is not permitted and creates an appearance that we live in a junky neighborhood, so please donate unwanted stuff to thrift stores instead of placing it on our streets.

**Ken Dixon**  
*Committee Chair*

## General Manager's Update // May 2021

**H**ey CHOA! Hope you all are getting ready for a hot summer! I know I am. I LOVE the warm weather. My wife hates it so don't tell her I said that to you all. I remind her she's crazy every day. We definitely have a very healthy relationship. Good, strong communicators.

Anyway, here's some updates for you all straight from the Business Office:

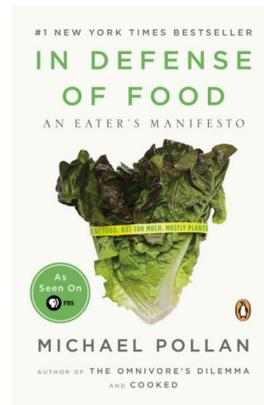
- As I'm sure you heard, the CHOA pools are opening starting May 1. Because of the current county restrictions, we're starting off by just opening the main pool on Saturdays and Sundays and the East Pool (at Canoe Birch Ct) on Wednesdays. Hours are 10-6. Please note that this schedule is temporary, and we anticipate that hours and days will increase as summer nears.
  - The lower tennis courts will be closed from June 5th to June 27th for the Pickleball installation and resurfacing program. These dates are subject to change pending things like weather, supplies, etc.
  - We recently put together an updated Exterior Paint Colors Policy that was approved by the Architectural Committee that we hope modernized the pre-approved paint colors and guidelines for the community. If you're considering repainting your house, or just curious, please take a look! It's available on the HOA's website under Documents and Forms.
  - The awnings at the tennis court are expected to be out on or before May 1.
- To those who have asked the Business Office for an update, anticipate that the plan is always for these to be out in early May. They are relatively fragile and can rip or tear easily if it's too windy or stormy out.
- The Firehouse door is getting repaired – the left door was sticking and difficult to open.
  - The Board has authorized the purchase of a replacement heater for the east pool. The existing east pool heater is on its last legs and there's a good chance it will fail during the 2021 swim season. In anticipation of this, the Board has purchased the replacement heater to have ready. This way, if the heater fails during the swim season, downtime will be minimal. Currently heaters are tough to come by and we're hearing about a wait time of weeks to months. The CHOA Board wanted to plan ahead and has a heater ready to go to install should the current one fail.
  - One of the booster pumps at the central well (the pumps that help bring water from the tank to the irrigation system) failed last week and needs to be replaced. Initially things started off with a fitting failing, spraying water everywhere. When this was fixed, we noticed that the pump was acting irregularly. An inspection noted that it had completely burned out and needs to be replaced.
  - We are looking at replacing some of the metal

posts/bollards at the end of each cul-de-sac that are rusting or broken.

- Be on the lookout for some 2021 Board Election-related mailings headed your way around the middle or end of May. There are 4 seats up for election this year. As a reminder, if the number of nominations received is equal to or less than the number of seats up for election, it will be deemed an election by acclamation and no ballots will be mailed.

And as always, another book recommendation from the GM that no one asked for but you're getting anyways....

### In Defense of Food by Michael Pollan



*Changed the way I look at food, cooking, ingredients, diets...the basic premise is just so simple and refreshing. It's really resonated with me and I think it's a tremendous read for anyone interested in anything food related. I recommend just about anything Pollan's written, but this is what I'd start with!*

That's all for now. Until next month!

-Bill, CHOA General Manager

## We're Impressed

Thanks to all the owners who are spending their hard-earned time and energy keeping their properties looking great!

- 4407 Blueberry Ct
- 4407 Corkwood Ct
- 4415 Corkwood Ct
- 4485 Juneberry Ct
- 4487 Juneberry Ct
- 4391 N. Striped Maple
- 4396 N. Striped Maple
- 4491 Oakbrook Ct
- 4489 River Ash Ct
- 4419 Sugar Maple Ct
- 4409 Sweetbriar Ct
- 4416 Sweetbriar Ct
- 4421 Sweetbriar Ct
- 4404 Winterberry Ct
- 4409 Winterberry Ct
- 4421 Winterberry Ct
- 4495 River Ash Ct
- 4492 Sheepberry Ct
- 4414 Smoke Tree Ct
- 4415 Spoonwood Ct
- 4480 Stone Canyon Ct
- 4405 Striped Maple Ct
- 4421 Striped Maple Ct
- 4426 Striped Maple Ct
- 4427 Striped Maple Ct
- 4417 Sugar Maple Ct

## Coyote Sighting

We wanted to make owners aware that we have received reports of a small coyote sighting within the CHOA grounds, including across from the Business Office over on the south slope in the middle of the day! The best way to keep these critters out of the community is by making sure all trash containers are securely closed, no trash or food is left out for them be able to access, and that all small animals are kept indoors when not being directly supervised. Unless the coyote is aggressive, no state, county, or city department will respond to a call about coyote sightings as far as we are aware, but just keep your eyes peeled and your trash sealed!

## HOA Helper - New Exterior Paint Colors Policy

The CHOA Architectural Committee met last month and approved an updated policy for pre-approved paint colors. The goal of this project was ultimately to make things simpler and easier for all CHOA homeowners. Maintaining your property takes a ton of work and time, and while the HOA's CC&Rs do require that owners get approval for changes, the Architectural Committee wanted to simplify the process for owners who were looking at repainting their house. The entire policy is available to review on the HOA's website, but we wanted to put some highlights in the Signal for those who might be interested.

For starters, if you simply want to repaint your house using the same colors (or doing your best to match from another manufacturer), you do not need to obtain approval from the Association. You only need to submit an application if you are making any change to the existing color.

Additionally, if repainting the front door, owners are not

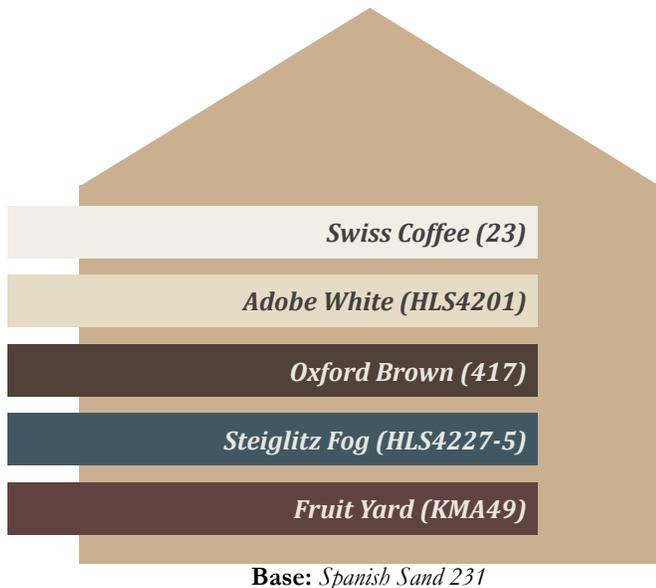
required to obtain approval from the Association when selecting the color of the front door, provided that it is generally in keeping with the harmony of external design in relation to the rest of the Association and is similar in character to any of the pre-approved colors that are listed in the new policy.

The meat of the newly approved policy is made up of pages of pre-approved paint colors, separated by base and trim, as well as popular color schemes that owners may select from or use as a guide when repainting their residence. These colors have been collected from applications that were approved by the Architectural Committee over the last few years. The Association was also provided with recommended colors and color schemes that were created by a representative of Kelly Moore following a discussion with the General Manager and an inspection of the community.

Applications for exterior painting using a pre-approved paint color from this docu-



Example of a color scheme created by a representative of Kelly Moore



ment, or any color that closely resembles those listed in the policy, can be approved by the General Manager on behalf of the Architectural Committee upon receipt. The color listed in this policy are from specific manufacturers like Kelly Moore, Sherwin Williams, and Benjamin Moore. You are not limited to the specific manufacturers or exact colors in this document when picking from the Association's pre-approved colors; closely matching or similar colors from other manufacturers can also be approved by the General Manager upon receipt.

Owners are not required to use a pre-approved color – however these pre-approved colors and schemes have been selected due to their pleasing aesthetics and harmonious

consistency with the rest of the community. Owners who wish to repaint using colors that fall outside of the pre-approved colors will need to submit an Architectural Application that will be reviewed by the Architectural Committee at their next regularly scheduled meeting. Please note that the Architectural Committee's primary focus when reviewing applications is aesthetics, or harmony of external design in relation to the rest of the Association. The Architectural Committee has every right to deny an application if it does not believe the proposed design complies with the community's aesthetic guidelines and expectations. Applications must be received no later than three days prior to the regularly scheduled meeting.

## Homeowner Vendor Suggestion List

The CHOA Board met on 4/22 and discussed resuming the Association's list of homeowner suggestions for vendors they've had good experiences with at the CHOA Business Office. It is important to note that this is in no way a "recommended vendor list", and that it is not something the Association contributes to or vets. It is simply a compilation of feedback from owners who have had good experiences with vendors. The idea is that, as the CHOA homes mature, many owners may run into

similar problems or issues as their neighbors. The goal of this document will be to permit owners to share these experiences and the vendors they used to solve the problems.

This list will not be made available on the Association website, but a physical document will be maintained in the Business Office for review once it is back open to walk-in traffic.

If you have recently had a positive experience with a vendor or had an issue taken care of that you think might

impact other CHOA owners, feel free to let us know! Please send the Business Office an email with the following information:

- Your name and address
- The specific issue you had
- The vendor you are suggesting and how the overall experience went

We will keep the email (minus any contact info, unless we are directed otherwise) and the vendor info on file at the Business Office for other

owners to review. We hope this program will be a benefit to all CHOA owners!



## Still Hiring Pool Monitors!

We are still looking to hire pool monitors for the 2021 swim season! Because the CHOA pools are considered public pools, Contra Costa County is still requiring pool monitors for each one of our pools whenever they are open.

This is a part-time, seasonal position that will terminate either at the end of the swim season, or when the county lifts its requirements of pool monitors for public pools, whichever comes first. Scheduling is dependent on how many pool monitors the Association is able to hire and how long the Association can afford to keep the pools open while this county pool moni-

tor requirement remains active. A change from last year, the county is now specifically requiring a pool monitor at every pool in the community, instead of permitting a single monitor to rotate between our pools.

This is primarily an observation and rules enforcement position, so applicants must be comfortable with general job duties that fall under that description. Pool Monitors are responsible to ensure that all residents using the pool are complying with state and county guidelines, as well as the Association's pool use rules. Monitors may be required to answer questions from residents about the pool rules and respond to reports of potential violations by individuals using the pools.

We are currently only accepting applications from individuals who are 18 years of age or older.

If you want to apply, please download an employment

## Pool Furniture Reminder - BYOC

Due to the current county restrictions for pool facilities, until further notice, no pool furniture will be put out at the CHOA pools. Owners who wish to sit or lounge are encouraged to bring their own furniture or chairs with them, in an effort

to keep shared and high-touch surface exposure to a minimum. We understand that this is likely inconvenient and do apologize for any frustration caused. The county's require-

ments for frequent cleaning and separation of the pool furniture are simply not something that the Association can incorporate logistically or financially at this time.

Please note that this is subject to change and there is a chance that we are able to put the furniture back out for use

sometime during this swim season. But in the meantime, it's BYOC – bring your own chair! Just be sure to remember to take it with you when you leave :)



application from the HOA website at [www.walnutcountry.com](http://www.walnutcountry.com) under "Documents & Forms". Fill it out and email this along with a copy of your resume to [businessoffice@walnutcountry.com](mailto:businessoffice@walnutcountry.com). If you need a physical copy, please contact the Business Office at 925-687-9961.

If you have any questions, please contact the General

Manager at the Business Office! More details can be provided prior to applying, such as expected hours, job duties, and salary. There is a good chance we will be welcoming applications for Pool Monitors throughout the entire swim season so long as they are required by the County, to ensure we have adequate coverage.

## Walnut Country Preschool News

Hi neighbors, with just a few weeks remaining in or school year we are preparing our students for their next steps. Our science sections have included observing the metamorphosis of butterflies and hands-on experiences with other backyard bugs like lady bugs and earth worms. At home you can encourage early learning by asking questions like "how many dots do you see on this lady bug?" "Why are worms so slimy?" "What colors do you see on that butterfly?"

Much like the butterflies, our students have transformed this year in the midst of so many changes that have

come their way and are emerging as beautiful creatures who will surely dazzle you. This has been a memorable year and we appreciate the community support we've received for referrals and fundraising.

We have one final fundraiser scheduled with Jacks Urban Eats at 2862 Ygnacio Valley Road, Walnut Creek on Tuesday May 4 from 3:30p-7:30p. Mention that you are with Walnut Country Preschool before placing your order.

Or order online at <https://www.jacksurbaneats.com/> and use "JacksFun" in the promo code box.

## Lower Court Pickleball Project Update

We have received confirmation from the Association's vendor that the lower court Pickleball installation project is expected to start on **Monday, June 7th and last until June 25th**. Pending any unanticipated delays, the lower tennis courts and new pickleball courts should be open for use to all owners on **Monday, June 26th**.

The lower tennis courts will be closed while this work is underway, so from June 7th to June 25th, tennis players should anticipate only being able to use the upper courts and plan accordingly. The Board has confirmed that no USTA play will be permitted on site while the lower courts are closed, in an effort to prevent overcrowding and unavailability of the

courts to non-USTA residents during this time.

A new fence will be installed separating tennis court #7 from the Pickleball courts, which will have an opening at each end to allow for easy access between areas. The plan is also for the fence separating the pairs of Pickleball courts

to have a gap to allow access as well. A new key fob reader will then be installed at the east entrance close

est to the practice board, so that pickleball players can enter straight into the pickleball courts.

When the project is completed, the lower courts will sport 3 tennis courts and 4 permanent pickleball courts. We hope that the CHOA residents are as excited for this upgrade as we are!



## Walnut Country Swim Team News



### WCST has kicked off our 2021 Summer Season!

We are beyond excited to welcome old and new Stingray families to our team. While not entirely back to normal due to some continued Covid restrictions, we are confident we can have a safely adapted season including meets, lots of swimming, and fun for ev-

eryone. It is not too late to register for various age groups, so visit our website [www.wcstingrays.com](http://www.wcstingrays.com) for more information. Also, new since our last communication, the Little Rays Program is officially taking place this season, starting their practices on Monday May 10.

Which brings us to May 9. We would like to wish all the mothers in our community a wonderful Mother's Day. We thank you for your tireless work and never-ending love. May you know how appreciated you are.

Be well and stay healthy!

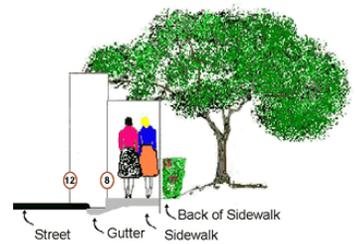
-WCST Board of Directors

## Street Sweeping - Every 4<sup>th</sup> Monday

A friendly reminder to all owners that the City of Concord provides street sweeping service for all streets within the Association on the **4th Monday of every month**.

The city's street sweeping program won a Distinguished Project Award from the American Public Works Association!

An effective street sweeping program is important because removing debris from gutters and roadsides means less debris goes down storm drains and into a creek, the Delta or San Francisco Bay causing water pollution. The City's street sweeping program is only part of the solution to water pollution. Residents can help by being aware of how their actions can contribute to or help solve the problem. For instance, over watering can wash pollutants from yards and streets into gutters and storm drains. These pollutants include pesticides, fertilizers, motor oil and yard clippings. Residents



who rake leaves and yard clippings into the street make it difficult for crews to remove these potential pollutants. The City has added a Green waste-recycling program to the garbage collection service. Green waste can be recycled by leaving it in bags or cans on the curb on garbage day. Please don't rake it into the street.

The city also asks that residents try their best to remove all vehicles from the street on sweeping day and remove basketball stands and trash cans. If you have any questions, please visit [www.cityofconcord.org/streetsweeping](http://www.cityofconcord.org/streetsweeping).

## Board Approves Fob Entry System on Lower Tennis Court East Side Entrance

At the open meeting on 4/22, the CHOA board approved the installation of an additional fob entry system at the east entrance of the lower tennis courts, near the practice court. This means that residents will be able to enter the lower tennis courts from either the west or east end. All current key fobs will work with at this gate, and if you already have a key fob, you will simply be able to use it for access as soon as the system is installed.

This announcement comes hot on the heels of the installation of four permanent pickleball courts at the lower tennis courts, which will

be located on the eastern end of the lower courts (nearest the practice court). A new fob reader entry system was approved in this area so that residents who want to use the pickleball courts can simply enter directly at that end of the court, instead of entering on the west side and needing to walk around the 3 tennis courts to get to the pickleball area.

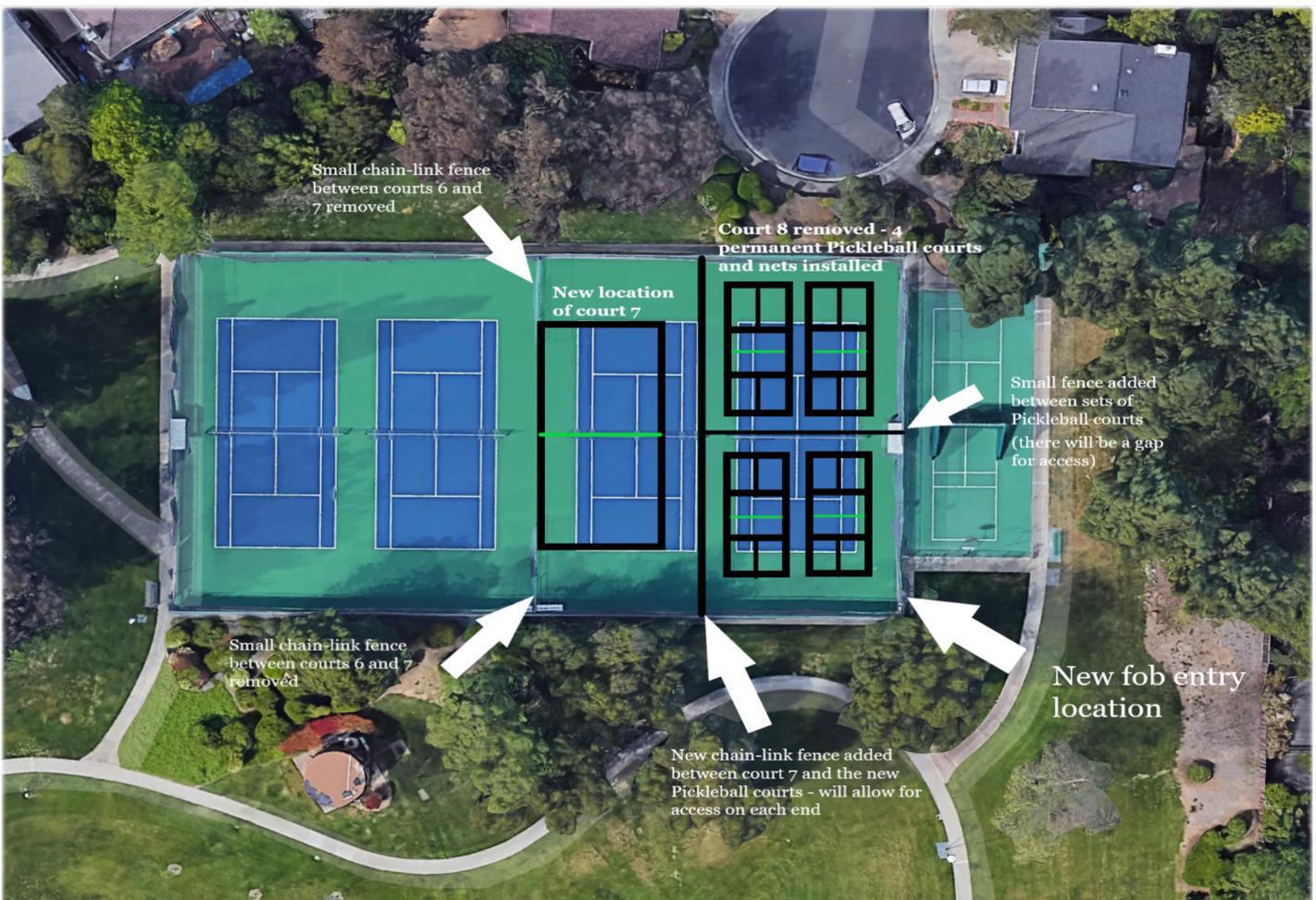
Per the most current information we have, the pickleball project is expected to start in early June and will likely take 3 weeks. We anticipate that this key fob entry system installation project will be completed around the same time.

## USTA Summer League Update

As a result of the lower tennis courts needing to be closed for about 3 weeks this summer due to the Pickleball installation and court resurfacing project, the Board has decided to prohibit any USTA play in the month of June at the CHOA tennis courts. We apologize to all USTA players who were looking forward to a potential summer season, but because all four lower courts will be unavailable during most of June, the Board thought it prudent to permit USTA play within CHOA only after the lower courts area available again for use.

Once the lower court project is completed, USTA play can resume. Thanks to all

tennis and USTA players for your understanding! While we think the Pickleball courts will be a lovely addition to the community, we know the lower court closure might be frustrating for those who were looking forward to a possible USTA summer season. We'll have it open and ready for tennis and pickleball players in no time!





## Advertisements

Nicole is a Crossings resident specializing in residential real estate, working with both buyers and sellers. She is active in the community and looks forward to helping you find home!

COMPASS

Nicole Smith  
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925-588-5167

[nicole@teamantonia.com](mailto:nicole@teamantonia.com)

