

Association Contacts

Clubhouse Phone: (916) 294-0026
 Blue Knight Patrol: (916) 299-0911
 First Service Residential: (800) 428-5588

Ashley Soto, General Manager
manager@anatoliahoa.org

Alyssa De La Cruz, Assistant GM
Alyssa.delacruz@fsresidential.com

Compliance Team
compliance@anatoliahoa.org

General HOA Email
info@anatoliahoa.org

First Service Customer Care
customercare.ca@fsresidential.com

Hours

Main Clubhouse/Administrative:
 9AM-9PM, 7 Days a Week
 Gym: 5am - 11pm, 7 days a week
 Pools: 6:30am - 9pm, 7 days a week
 Sauna/Steam: 9am-9pm, 7 days a week
**Sauna/Steam room closed from
 2:30pm-3:30pm daily for cleaning.**

Important Numbers

Code Enforcement: (916) 851-8770
24/7 Non-emergency
 Rancho Cordova PD: (916) 362-5115
 Sacramento Metro Fire: (916) 228-3035

Board of Directors

Todd Wheeler - President
Sam Bhakta - Vice President
Andy Payne - Secretary
Nick Tovar - Treasurer
Sherry Kimbrow - Officer

Happy New Year! As we embark on the journey of 2024, I hope this letter finds you in good health and high spirits. As your Board President, I wanted to take a moment to reflect on the past year and share some important updates as we look forward to an exciting and prosperous year ahead.

Firstly, I am thrilled to announce that, after careful consideration, the Board has budgeted to keep assessments unchanged for the upcoming year. Your continued support and commitment to the community are truly appreciated, and we believe that maintaining the current assessment levels will contribute to the well-being and growth of our Association.

As we kick off the new year, I kindly remind all homeowners to double-check their preferred form of payment for assessments. Ensuring accurate and timely payments helps us maintain the community's infrastructure, landscaping, and other essential services that make Anatolia a wonderful place to call home.

In other important news, I'm pleased to inform you that the upcoming election ballots have been mailed by our trusted third-party inspector of elections. Your participation in the election process is crucial, and we encourage each homeowner to cast their vote and help shape the future of our community. More information about the election throughout the Newsletter.

On a related note, we are excited to share that Xfinity will continue its efforts to upgrade the existing pedestals throughout the community. This initiative aims to enhance our residents' internet and cable services, providing an improved and more efficient communication network for everyone.

Finally, let's not forget the heartbeat of our community—the clubhouse! We have exciting plans for the year ahead, filled with fun activities and events for residents of all ages. Keep an eye out for announcements and updates on the community bulletin board, website, mass communications, and newsletters.

Thank you for being an integral part of the Anatolia family. Together, let's make 2024 a year filled with joy, growth, and community spirit. If you have any questions or concerns, please don't hesitate to reach out to the Management Team. Wishing you and your loved ones a Happy New Year!

Warm regards, Todd Wheeler

Community Information

Anatolia Reminders

Open Session Board Meetings: Held in person and by zoom the 3rd Thursday of every month. Our unique Zoom link ID that you can use to participate in the meetings is ID: 873 042 3298.

ACC Meetings: Held the 2nd and 4th Thursday of every month.

Trash Receptacles: Trash containers are to be stored in an area that is not visible from the streets. Containers shall not remain in view for more than 24 hours after trash pickup.

Fence Repairs: Is it time to think about repairing your fence? Partner with the Compliance team to go over options, timelines, and stain color.

Landscape: Many homeowners are interested in moving towards a drought tolerant landscape. Before you meet with a landscape design team, please speak with the Compliance Team about the guidelines we have in place.

Miscellaneous Items in the common area: We've had a uptick in violations for items in view from the common area. After a day outside, please removed all of your items from view of the common areas.

Architectural Modifications: We are focused on keeping the continuity of the community. Do you have an accessory in your front yard? Woodland creatures or wooden bench? Pillars or Faux plants? Sports flags or solar features? These are just some examples of an accessory. Any accessory facing the common area needs to have an application on file.

Xfinity in the Community

In January, Xfinity will persist in upgrading the current internet pedestals across the community. Anticipate minimal landscaping disruption, but we'll closely monitor the project. If you observe any notable damage to your landscape, contact Ashley.

Guest Policy

Please remember these policies when bringing guests:

- Four (4) guests free per household.
- Passes are valid from 9am - 9pm.
- Guest Passes are \$10 per person.
- All ages are considered guests.

Open Forum

Need to speak to the Board of Directors? During Open Session, every month you are welcome to join the meeting and take a few minutes to speak to the Board of Directors. Zoom link ID is at the top of this page & available on the [website](#).

NEXT OPEN HOA BOARD MEETING: JANUARY 18, 2024 AT 7:00 PM



Association News

Director Election:

Ballots are arriving, check your mail!

Ballots are coming- check your mail & cast your vote!

On December 27th, 2023, our Inspector of Elections mailed out the candidate statements and ballots to the Association. Just a reminder, the Clubhouse is just a facilitator of information and space, we cannot act (mail, hold, provide ballots) on behalf of the Association. Happy Voting!

Important Election Info

Date/Time:

JANUARY 31ST, 2024 at 5 p.m.

Where:

The meeting will be held in person and via Video Conference. You will be able to ask questions and view the opening of the ballots from your computer, tablet, or smartphone with the Inspector on a live video feed. Specific information on video conference call-in procedures will be included in your ballot packet which is due to be mailed 30 days prior to the meeting. You will not be able to drop ballots off at the meeting. Please MAIL your ballots to be RECEIVED by the HOA Inspector no later than the deadline below.

Purpose:

For the Members to elect two (2) Members to the Board of Directors for a three-year term each.

Candidates:

Nicholas Tovar, Sanmukhnhai "Sam" Bhakta, Tony Givargis, Christian Bradford

Join Our Team

Hiring season begins March 2024 for seasonal employees. Must be 18 years old to apply. For questions or more information, please contact the front desk at info@anatoliahoa.com.

Holiday Light & Décor Removal

Holiday spirit is in the air, and we are here for it! Please note that all holiday decorations and lights must be removed no later than January 15, 2024.

Truckin' Tuesdays

A lineup of Sacramento's best food trucks are at Eagle's Nest Park **every Tuesday 5-8pm**. For lineup information please visit www.sactomof.com.

Fitness Class Schedule

Schedule for fitness classes has been updated on the website. Have you tried the new PiYo class yet? See the schedule [HERE](#).

FOR MORE ASSOCIATION NEWS VISIT: WWW.ANATOLIAHOA.ORG

