



Residents

Quick reminder of our annual meeting October 28, 2013 7pm At Texas Star  
(San Jacinto Room) at 7pm. Doors open at 6:30pm.



### **Fall and Winter Maintenance Reminder**

**Inspect Your HVAC System:** Before you turn on your heater for the winter, make sure the entire system is in good working order. Consider purchasing a maintenance contract with a reputable HVAC service company.

**Change Furnace Filter:** There are different levels of filter available – - those that capture a lot of particles, those that capture only a few, and those in-between. Filter labels generally state specifically what they filter out and what they don't.

**Professional Chimney Inspection/Cleaning:** Have a licensed contractor professionally clean and inspect your fireplace/chimney once a year to remove creosote build-up and detect and repair firebox or chimney liner cracks, gas line leaks, chimney cap or bird screen cracks and other fire hazards.

**Clean out gutters:** As winter approaches, falling leaves may clog gutters and lead to water backup that could damage your exterior siding. Now is the time to call a professional to have all of your gutters and downspouts cleaned of leaves and debris.

**Check your tire pressure:** As temps drop, so does the air pressure in your tires.

**Clean out dryer vent/duct. Have your HVAC ducts cleaned every 5 years**

**Test smoke alarms- replace batteries**

**Check caulking and weather stripping-** inside and out

On behalf of the board-

Jeff Allred

President VOPHOA

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