

For Owners and Residents of Portside Village

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Prepare for Winter

Although we don't see the blizzards and flooding much of the rest of the country experiences in the winter, it's still a good idea to prepare for those times that weather issues come up, not to mention earthquakes that can occur at any time. After all, emergencies usually don't give advance notice. Most of the following information is drawn from the Federal Emergency Management Agency (FEMA) website.

- ◆ Know your insurance coverage. Many folks don't realize that their homeowners insurance does not cover damages caused by flooding. If you don't have flood insurance, contact your

agent for information about rates and coverage.

- ◆ Copy important documents (mortgage papers, deed, passports, bank information, etc.).



Keep copies in your home and store originals in a secure place outside the home, such as a bank safe deposit box.

- ◆ Take photos of your possessions. Store copies with your other important documents.

- ◆ Save receipts for expensive household items.

- ◆ Make an itemized list of other possessions, such as clothing, books, and

small kitchen appliances. The more comprehensive your list, the better.

Give your emergency contact information to your insurance agent, employer, and family.

- ◆ Prepare an emergency kit. The kit should contain a flashlight, a battery-powered or hand-crank radio, additional batteries, candles, and waterproof matches.

- ◆ Keep a minimum 3-day supply of nonperishable food and bottled water on hand. Emergency services may not be readily available during a disaster, so plan on being self-sufficient during that time.

For additional information on emergency and disaster preparedness, please visit www.FEMA.gov.

Next Board Meeting

The next meeting will be held on:

Thursday, January
15, 2015 at the
Benicia Yacht Club
at 7:00 pm.

Your attendance and participation are encouraged!

Please check the Portside Village website at www.portsidevillage.com for meeting updates and community information.

Speeders Still A Concern

The City has taken measures recently to address the issue of vehicles speeding along East E Street, including stationing a radar speed limit sign and increasing visibility in the area. These efforts have helped reduce the number

of speeding drivers along this stretch, but these incidents are still occurring.

If you see speeding vehicles in the area, we encourage you to contact Benicia Police at 745-3411, both to report the activity and to make them aware that there is still a problem in the area.

Holiday Parking

At this time of the year, many residents have guests visiting. It's important for your guests to be aware of the parking rules to avoid any potential problems. Some of the rules you and your guests should be aware of include:

- ◆ No parking is allowed in fire lanes at any time. Per Board resolution, owners

and their tenants may be fined up to \$100 for parking in a fire lane. Not only does parking in the fire lane impede access for emergency vehicles, it makes it difficult for neighboring residents to back out of their garages.

- ◆ Two parking lots on East E Street and the lots on East 5th and East 2nd Streets are the property of the Benicia

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Holiday Decorations Reminder

With the holiday season fast approaching, many homes and businesses throughout the community will be adorned with colorful lights and decorations, including at the Association. If you would like to decorate this season, here are some important rules to keep in mind:

◆ There are no restrictions on lighting or decorating within the units, with the exceptions being 1) Nothing is to be done to the interior that effects the structural integrity of the building and 2) The lighting and/or

decorations may not cause a disturbance to other residents (e.g., lights that shine into a neighboring unit or decorations that play loud music).

◆ Lighting and decorations may not be fastened anywhere on the building exterior that would penetrate the building siding, including the decks.

◆ Holiday Lighting and decorations should be removed from the exterior within two weeks after the beginning of the new year.

Benicia Events from www.visitbenicia.org

Skip the Mall, Shop Small

Saturday, November 29, 2014 (All day)

Local Benicia Businesses

Shop and support local Benicia businesses during Small Business Saturday and keep your dollars working locally. Events planned for the entire family.

Holiday Open House - Downtown

Friday, December 5, 2014 - 6:00pm - 9:00pm

Downtown Benicia

First Street merchants along with Benicia Main Street host this ever-popular open house at the beginning of the Christmas Season. Merchants offer beverages and treats and show off their holiday goods while costumed carolers sing traditional Christmas tunes. Live entertainment, wagon rides, and wine tasting add a festive atmosphere to this family event.

Holiday Open House at Benicia Capitol

Friday, December 5, 2014 - 6:00pm - 9:00pm

115 West G Street

The Benicia State Parks Association invites everyone to join us for a Holiday OPEN HOUSE at the Capitol Building. FREE Admission! In conjunction with the Holiday Open House on First Street, come and check out our beautifully decorated tree.

Christmas Parade & Holiday Market

Saturday, December 13, 2014 - 10:00am - 3:00pm

The parade starts at 10 a.m. at First and D Street and ends at H Street and features local marching bands, dancers, and the much-anticipated Santa Claus. The Holiday Market features handcrafted arts & crafts, gourmet items and delicious foods.

Holiday Parking (cont.)

Marina and are subject to their parking rules, including a four-hour time limit. The Association is not responsible for vehicles parked in the Marina lots.

◆ Motor homes, RVs, trailers, campers, etc., are not allowed to park in the Association lots at any time.

Residents and their guests are expected to be considerate of others, such as using only one space per vehicle and parking only in areas designated for parking. With everyone's cooperation, we can concentrate on the really important things, like family, friends, and food!

Roof Repairs Starting

Beginning Monday, December 8th, Roofmasters will be performing repairs on roofs throughout the Association. The needed repairs will require Roofmasters to access various levels of the rooftops, so residents should make preparations to ensure their privacy, such as closing drapes and blinds. The repairs are expected to be completed by Friday, December 12th, weather permitting.

Repairs will include refastening or replacing missing shingles and flashing, installing new plumbing collars, and clearing gutters of leaves and debris, among other things.

Nothing extraordinary is required of the residents for this service to be performed, other than to be aware that workers will be accessing the rooftops during these dates.



Portside Village Owners Association is professionally managed by LLW Properties. If you need assistance or have any questions regarding the Association, you can contact them at (707) 455-4200. You can also e-mail Association Manager Justin Schouten at jschouten@llwproperties.com or his assistant, Bob Etter at better@llwproperties.com. Thank you.
