



MARIPOSA PROPERTY OWNERS ASSOCIATION NEWSLETTER



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Architectural Improvement Thoughts From Your President

Like a lot of you I have been in the process of improving my home. Many of you ask me remodeling related questions so since I'm currently living them myself I thought I'd share some of my recent experiences. **FYI:** A (signed) Architectural Change Request Form is required for all below...

Water Heaters: I'm the newest Mariposa owner to install a tankless water heater. A couple of years ago when we approved the first installation I was extremely interested but the cost scared me away. Late last year another member installed one and I spoke to their vendor, Erik Arnett. I was so impressed w/ Erik that I installed my own (I still had the builder installed water heater - scary). Erik specializes in the Noritz brand which is better rated and less expensive than the 1st Mariposa unit. Erik was just awarded "2006 Western Region Top Installer", installing over 350 units last year.

Why go tankless? Tankless is the future: 1) Starting in 2008 **ALL** new residential construction will be required to use tankless technology 2) Think green; a standard water heater: 62% efficient; tankless: 83% 3) Reclaim useful space in your garage 4) Your garage will never flood 5) You'll save money (no pilot light, no constantly keeping 40 gallons of water hot) 6) you'll **never** run out of hot water!

The facts: I paid \$2000 for my 6.3 GPM unit which is powerful enough to supply 3 showers w/ hot water simultaneously 24 hours a day. Seems expensive but w/o heating a tank all day long my gas bill will go down and I'll receive a \$300 tax credit (subtracted from tax liability, not a deduction) off my 2007 taxes (this is valid for all who install in 2007). Lastly, a six (6) year tank would have cost \$800-900 installed; my tankless will last 20 years minimum.

While I can't guarantee you're installation will cost \$2000, Erik recently estimated a unit for the pool facilities at \$2200 which will require more gas line and exhaust pipe than our units ever would so your cost shouldn't vary too much.

Call Erik of Arnett's Plumbing @ 619.223.1209 and tell him you're from Mariposa.



New Community Lighting: I am pleased to let you know that Lamps Plus has extended the **15%** contractors discount we received when we purchased the new community lights to every Mariposa member when you purchase one of the same series lights as our community (John Timberland Heirloom Mission). I personally have installed one such option of this series on both my patio and porch (B & C units beware: porch light installation requires moving the electrical box if you own or want a screen/security door).

Contact Graig Newhouse at the
@ 619.460.4331

*Board Meetings:
The 2nd Wednesday of the month,
6:30 pm at the pool.*

La Mesa Lamps Plus

Continued next page...
<http://mariposahoa.org>

Mariposa's Property Management (8:30am - 5:30pm; Monday - Friday)

Customer Service Dept:
Cameron Freie
cfreie@prescottmgt.com
760.634.4700 ex 1247

Jeremy Horne
jhorne@prescottmgt.com
760.634.4700 ex 1255

Billing/Accounting/Corp Offices:
The Prescott Companies
5966 La Place Court #170
Carlsbad, CA 92008
Phone: 760.634.4700 or
800.404.0141
FAX: 760.634.4759

Our Manager: Ann Andreola
ann@prescottmgt.com
858.946.0320 ex 1407

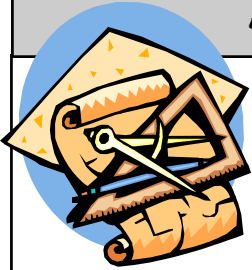
Assistant: Jackie Hodges
jhodges@prescottmgt.com
858.946.0320 ex 1409

The Prescott Companies
16880 West Bernardo Dr. #200
San Diego, CA 92127
FAX: 858.946.0326

EMERGENCY / AFTER HOURS / CSD:

Phone: 760.634.4700 or 800.404.0141

Architectural Thoughts Cont.



...And now for the not so pleasant.

Garage Doors:

Years ago when members started to install new doors I visited Golden State and was impressed. When I decided to join the throngs of members w/ a new door I naturally stopped by again to discuss options & place an order. Unfortunately I was treated rather disturbingly (rudely) so I decided to look for alternatives; hopefully finding a new source for our membership.

In the end the minor cost savings I found was outweighed by Golden State's experience in the neighborhood so I decided to go w/ them. I was treated exceptionally well by their estimator (helpful, courteous and informative) however, I was again treated rudely by the person taking my order (yes, the same person).

So proceed forewarned and aware. Ask very specific questions, don't assume you're understood or that they will do as requested. Also I must tell you that they are not at all competitive on LiftMaster garage door openers. If I had had the time, energy and patience I would have had them install the door and someone else the opener. As of this writing it hasn't been installed yet but I can only hope that their installation team is made of their estimator's mold.

Milgard Windows Follow Up

Dixieline has finalized the Mariposa discount. For all Mariposa owners who purchase 8 or more Milgard aluminum retrofit windows from the La Mesa Dixieline and have them installed will receive a \$500 Dixieline gift card.

New Customer Service Program

The Prescott Companies is pleased to announce a new customer service program for our homeowners. The new Customer Service Department will handle any kind of common area work requests, such as landscaping, lighting, pool and spa, common area pest control, etc. in addition to any billing questions that homeowners may have.

The Customer Service Department can be reached in a verity of ways:

Phone: 760.634.4700 or
800.404.0141

Email: customerservice@prescottmgt.com

Web: <http://www.prescottmgt.com>

Click on 'Homeowner Services' and
'Common Area Work Order Request.'
Enter your information & submit.

Customer Service Department Contacts

Cameron Freie:

cfreie@prescottmgt.com
760.634.4700 ex1247

Jeremy Horne

jhorne@prescottmgt.com
760.634.4700 ex1255

