

Bollinger Hills Homeowners Association

Post Office Box 449

San Ramon, CA 94583

BOLLINGER HILLS

NEIGHBORHOOD NEWSLETTER

Volume 2025 ~ Issue 1 ~ February 2025

BOLLINGER HILLS ANNUAL HOLIDAY LIGHTS CONTEST

THE WINNERS
ARE IN!



See Page 3 for the winners.

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NEXT BOARD MEETING

FEBRUARY 19, 2025
6:30 PM

BOLLINGER HILLS CABANA

**Board Meetings are held at
6:00 PM on the 3rd Wed.
each month**

(check www.bollingerhills.org
for any date changes)

All Homeowners
Welcome!



BOARD SPOTLIGHT

Board Member Mike Continillo



Hello Bollinger Hills neighbors!

My name is Mike Continillo. I've had the privilege of serving on the HOA Board since 2013. As a San Ramon Valley native, I've always appreciated the strong sense of community that this area offers.

My family and I moved to Bollinger Hills in 2012 when our oldest daughter was just over a year old. Our second daughter was born here in 2013. Both of our girls now attend Iron Horse Middle School.

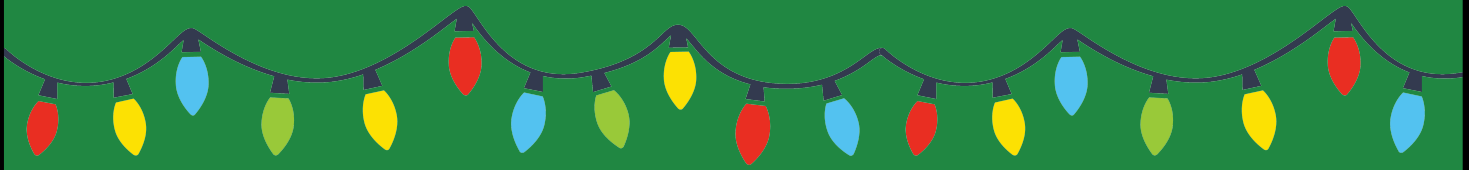
From the moment my wife and I moved to Bollinger Hills, we knew this was where we wanted to live and raise our family. As small business owners, we value the strong connections and collaborative spirit that make this neighborhood such a wonderful place to live. I felt a strong desire to get involved in our community. I attended my first HOA board meeting in December 2012 and officially joining the board six months later.

I'm proud that Bollinger Hills is one of the only self-managed homeowner's associations in the area. Serving on the board has been a rewarding experience, where I strive to make common-sense decisions that balance the benefits of improvements with fiscal responsibility. I truly value homeowner input. This neighborhood belongs to all of us, and it's our collective duty to step in and contribute to its success.

As an Eagle Scout, I live by the scout slogan: "Do a good turn daily." Which means doing something to help others each day without expecting anything in return. I encourage everyone in our community to adopt this mindset. It doesn't take much. A friendly smile or wave to a neighbor can make all the difference in brightening someone's day and can really help foster our sense of community.

It's been a joy to watch Bollinger Hills thrive over the years and remain one of the most desirable neighborhoods in San Ramon. I'm grateful to help play a part in its success. If you see me around the neighborhood, please don't hesitate to say hello or share your thoughts. I'm always happy to connect with my friends and neighbors!

Warm regards,
Mike Continillo



BOLLINGER HILLS ANNUAL HOLIDAY LIGHTS

20 Cree Ct.

21 Cree Ct.

22 Cree Ct.

23 Cree Ct.

25 Cree Ct.

2715 Mohawk Cir.

2731 Mohawk Cir.

2784 Mohawk Cir.

2860 Morgan Dr.

2994 Morgan Dr.

2447 Paddock Dr.

2448 Paddock Dr.

2470 Paddock Dr.

2515 Paddock Dr.

50 Sage Circle

55 Sage Circle

26 Seminole Ct.

30 Seminole Ct.

34 Seneca Ct.

38 Seneca Ct.

81 Tumbleweed Ct.

83 Tumbleweed Ct.

2433 Wildhorse Dr.

2537 Wildhorse Dr.

Oh, What Fun on Cree

Oh, What Fun on Cree

Oh, What Fun on Cree

Oh, What Fun on Cree

Oh, What Fun on Cree

Christmas's White Forest

Prancer's Mishap at Santa's

Christmas Medley

The Christmas Park

Color Splash Christmas

Gingerbread House

Candy Cane Lane

White Wonderful Castle

Up On the Roof Top

Disney Christmas

White Christmas

OH Christmas Tree

Dog Gone Great Christmas

Peppermint Stick

Monks Christmas House

Candy Cane Lane

Colorful Christmas Ornaments

Countdown to Christmas

Santa's Runway

**THANK YOU TO EVERYONE WHO
SPREAD HOLIDAY CHEER WITH THEIR
HOLIDAY LIGHTS DISPLAYS!**





Money Matters

Financial Summary as of Investments		12/31/2024
Comerica Checking		\$85,976.99
Comerica Money Market		\$85,256.44
Capital One Money Market		\$343,483.74
Comerica Certificate of Deposit		\$223,143.02
Total		\$737,860.19

The above is a list of investments as of 12/31/2024. Note that over \$166K are 2025 dues collections from November and December.

Cash balances are invested in money market accounts and a CD at present. We can only invest in treasury bills and notes, money market funds and certificates of deposit since we cannot incur capital risk. We maintain \$532K in reserves for capital improvements and major repairs. We have another \$-10k in operating as of 12/31/2024. Other liability funds have been collected for keys.

The due date for dues is January 1. Annual dues are billed on the first day of each January. NOTE: THE BOARD HAS APPROVED A \$96.00 (20%) INCREASE EFFECTIVE JANUARY 1, 2025. This is the first increase since January 1, 2010. Dues are delinquent on the 30th of January. You received your statement on November 15. Note that we have not yet acquired a new procedure with the portal "ZEGO" that would make it free for you to pay your dues.

It is important that each homeowner pays his/her dues promptly to enable our Association to continue providing services at low costs and to avoid being charged fees for your untimely payments. If you are having financial difficulty, please call or send me a note. You are neighbors and we will work with you.

We have some repair and improvement projects planned for the next one to five years. If you would like to know about these or be involved, please notify us at info@bollingerhills.org.



By Terry Cunningham
BHHA Treasurer

Let's Go Paperless Pay Electronically

Currently we have over one hundred homeowners who have gone paperless and do not receive a U.S. Post-office mailed statement for each billing cycle. They receive an email to let them know the dues and when they are due. Their statement is attached for their reference. Just give us authorization in writing and we will no longer send snail mail statements. Of course, you need to make sure you send us the annual dues each January 1. Help us keep your dues low and be green at the same time.

We are still considering making use of our portal on the website free to our homeowners. Once we start that program you will be asked to use that process to pay your dues.

You can send an email to bollingertreasurer@bollingerhills.org or send us a note by U.S. Mail. Also, you can drop that note in my mailbox at 309 Mare Lane.

You can sign-up with our portal, ZEGO (formerly PAYLEASE) to pay your dues by e-check which only costs you an additional \$3.95 for dues. If we make the change you will be charged nothing. You can set this up to automatically pay dues each year. Just click on the link on the WWW.Bollingerhills.org website and follow the prompts to set this up.

If you have any questions about your dues, emailing of statements and the payment portal do not hesitate to send me an email or call me at bollingertreasurer@bollingerhills.org or 925-885-8012 with your questions.

Prepare Your Yard for Fire Season



As fire season approaches, proactive care for your landscape can make all the difference in protecting your property. With the recent devastating fires in LA County, it's clear that preparedness is essential. Every homeowner can take steps to reduce fire risk and protect their trees, homes, and loved ones.

Key Steps to Fireproof

🔥 Create a defensible space:

- ✓ Clear combustible materials within a 30-foot radius around your home. This includes:
 - 🔥 Removing dead plants, leaves, and debris.
 - 🔥 Spacing trees and shrubs to prevent the rapid spread of fire.

🔥 Prune Strategically:

- ✓ Trim tree limbs that are within 10 feet of your home or other structures.
- ✓ Removing dead or low hanging branches to prevent fire ladder.
- ✓ Thin dense canopies to reduce fuel load.

🔥 **Maintain Your Lawn:**

- ✓ Keep grass mowed to a maximum of four inches.
- ✓ Water your lawn and plants regularly, as dry vegetation is highly flammable.

🔥 **Select Fire-Resistant Plants:**

- ✓ Incorporate native, Mediterranean and drought-tolerant plants that retain moisture and are less likely to ignite.

🔥 **Mulch Wisely:**

- ✓ Avoid flammable mulches like bark and instead opt for gravel or decomposed granite adjacent to structures.

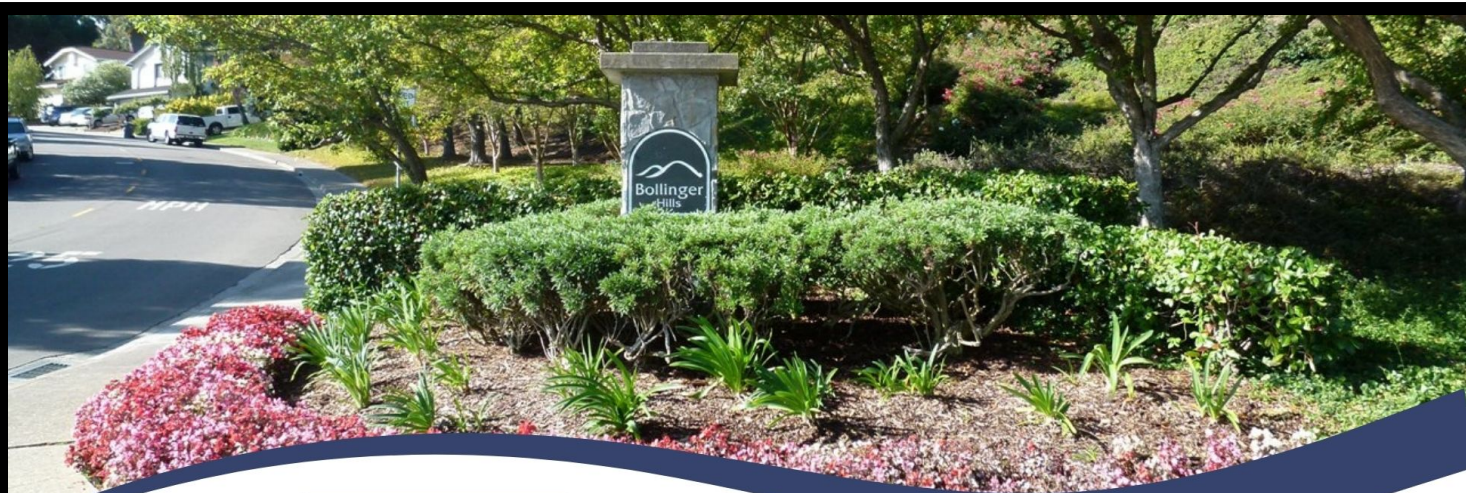
🔥 **Inspect Trees Regularly:**

- ✓ Look for dead limbs, signs of disease, decay, or pest infestation that could weaken your trees, making them more susceptible to fire.

🔥 **Schedule a Professional Assessment with a certified arborist.**

Preparing your property now not only protects your investment but also contributes to the safety of your community.





 925-519-0794



Mike Continillo
Real Estate Broker

(DRE License #01479723)

"Bollinger Hills Homes continue to sell well. Our neighborhood remains one of the most desirable neighborhoods in San Ramon which means our homes sell faster, and for higher prices. Contact me today for a FREE evaluation of your home."

**Want up to date
information on
homes selling in our
neighborhood?**



**Sign up for our
Bollinger Hills
Real Estate Newsletter
by scanning QR code.**

NEIGHBORHOOD BEAT

What's Going on in Bollinger Hills?

Dates to Remember:

February 14 ~ Valentine's Day ♥

February 19 ~ BHHOA Board Meeting 6:30pm

March 9 ~ Daylight Saving Time

March 19 ~ BHHOA Board Meeting 6:30pm

March 17 ~ St. Patrick's Day 🍀

April 7-11 ~ Spring Break - SRVUSD

April 16 ~ BHHOA Board Meeting 6:30pm

BOLLINGER HILLS RESIDENT AMENITIES HOURS



Pool is Closed: Pool will reopen in the spring.

Tennis & Pickleball Courts: Open daily until dusk (30 minutes after sunset).

Accessible by Bollinger Hills resident key.

Park & Playground: Open daily until dusk (30 minutes after sunset). No reservation required.

Cabana: The cabana is open for the winter. Hours are variable, closes at 10:00 pm.

Available daily by reservation only. For complete details, contact the Cabana Manager at 925-556-0747 or visit the HOA website at www.bollingerhills.org.

LOOK UP BHHOA INFO OR CHECK OUT THE LATEST NEWS ...



www.bollingerhills.org

Stay connected with your neighborhood

If you have a neighborhood incident or news you'd like to report, please send an e-mail to our Newsletter Editor, Christine Perezalonso at: news.bollingerhills@gmail.com.

Neighborhood Bulletin Board



Kitty Co 

Owner: Sophia Continillo

Iron Horse Student/ Bollinger Hills Resident

650-619-8630

- Cat Sitter!
- Cat feeding, playing, & litter box changing
- Will do house chores



Newsletter & Website Ad

Do you have a service or event that you would like to advertise? Place an advertisement in the Bollinger Hills Newsletter.

Newsletter:

Ad size:

Business card	\$25
1/4 page	\$35
1/3 page	\$55
1/2 page	\$70
Full page	\$110

Website:

Ad size:

Half Banner (234x 60 pixel)	\$50
Full Banner (468 x 60 pixel)	\$75

Available Discounts:

- *Place an ad in both the Newsletter & on the BHHOA website & receive \$10 off EACH ad.
- *Prepay Ad(s) for 1 year & receive 25% discount.
- * Ads run FREE for Kid's Businesses under age 18 (baby sitting, pet sitting, dog walking, tutoring, lawn mowing, etc.) Parental consent required. Minor's personal cell phone number cannot be placed in the ad, must provide parent's phone number.

(rates are price per quarter for one publication/color print)

For complete Details & Deadlines, visit our website at: www.bollingerhills.org

To place an Ad, contact our Newsletter Editor, Christine Perezalonso at news.bollingerhills@gmail.com

NOTE: The content in these advertisements are for informational purposes and does not constitute any recommendation by the HOA.
Rates updated 09/2013

**Bollinger Hills
Homeowners Association
P.O. Box 449
San Ramon, CA 94583**



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