

October, 2025



Castilleja del Arroyo HOA Newsletter

www.CastillejaDelArroyo.com / CastillejaDelArroyo@gmail.com



Find us on Facebook at www.facebook.com/cdahoa

(Una versión en español de este boletín está disponible a petición del administrador local al (925) 290-7456.)

CDA Board Members

President - John Howard
Vice-President - Charles Katz
Secretary - Chong Knowles
Treasurer - Rebecca Jaffee
Director - Nicole Branning

Owner/Tenant Contact Information

The Castilleja del Arroyo HOA is required to have current telephone numbers and e-mail addresses for the owners and residents of the complex. This information is necessary in the event of an emergency and shall not be shared with anyone outside of the Association.

Management

Onsite HOA Manager
Greg Knowles, CCAM
(925) 290-7456

Offsite Manager
Nathan Mitchell - NAM
(925) 495-4545
nmitchell@neighborhoodam.com

Please contact us at castillejadelarroyo@gmail.com or at (925) 290-7456 to provide your contact information. Just a few moments of your time providing us with the information could really make a difference if there is ever an emergency. Thank you.

Smoking

The Castilleja del Arroyo HOA rules regarding smoking are:

1. No smoking is allowed inside any Unit.
2. No smoking is allowed close enough to any CDA building that allows smoke to enter any Unit window or door.

If you are a smoker, please take into consideration the impact your second-hand smoke is having on your neighbors. It is just a short walk to the parking area, away from other peoples' doors and windows, where you are free to smoke without having to worry about causing a nuisance to anyone. We all thank you for your consideration and cooperation.

Sunward Federal Credit Union

The Castilleja del Arroyo Homeowners Association is a Select Employee Group (SEG) of the Sunward Federal Credit Union (SFCU). As such, you are eligible to join the SFCU as a member and enjoy all the various services they have to offer. The credit union has local branches here in Livermore, as well as online access for all of your banking needs. The CDA Board has made this possible in an effort to assist our residents in finding financial resources that are more reasonable than those at some large banks. If you are interested, please drop by the branch downtown at 39 S. Livermore Ave #101, Livermore, CA 94550.

Dog Poop



We are disappointed that there continues to be a problem with people not cleaning up after their pets. Come on people, if you own a pet clean up after them. No one wants to step in your poop! Not to mention that your animal's poop has bacteria in it that can harm our children if they get it on themselves. Please be a responsible pet owner. Thank you!

Future CDA HOA Board Meetings

November 11 & January 13

All Board meetings start at 6:30 pm in the Meeting room on the second floor near Unit 94.

If you wish to attend the meeting by Zoom, you will find the link in the CDA Calendar on the CDA website - www.CastillejaDelArroyo.com.



If your vehicle has been towed, please contact All Brauns Towing at 866-408-8093.

They are located at 1113 Greenville Road, Livermore.

CDA HOA Insurance

Aaron Katz

Charles Katz Insurances Services
7011 Koll Center Pkwy, Suite 180
Pleasanton CA 94566
(925) 484-5900, ext. 224
Aaron@CharlesKatzInsurance.com



Police Information

**For all emergencies
CALL 911**

Non-Emergencies
(925) 371-4900

Animal Control
(925) 371-4848

Graffiti Hotline
(925) 373-5600

Gang Tip Hotline
(925) 371-4790

Project Updates

The driveway sealcoating and re-stripping project has been cancelled for 2025 due to the uncertainty of the weather. We will be rescheduling this project for the spring of 2026.

We will notify you once we have set the dates for the project in 2026.

Architectural Applications

Please remember if you are going to make any modification to your unit that can be seen from the outside, affects a load-bearing wall, affects the shared utilities, or affects Association property, i.e. satellite antennas, windows, doors, etc., you must fill out an Architectural Application *PRIOR* to the work being done.

You can download an Architectural Application from the Documents page on the CDA website. You will also need to provide proof of Owner's liability insurance with the application. And, if you are using a contractor, they will need to provide proof of liability insurance as well.

Please contact management if you have any questions and we will be happy to help you. Thanks!

Pool Closure

Please note the last day the pool will be open is on Halloween, which is Friday, October 31, 2025. The pool is scheduled to re-open sometime in May of next year.

Pet Leash Rules

A reminder that the Castilleja del Arroyo HOA requires all pets to be on a leash whenever the pet is on the HOA property. Please be a responsible pet owner and keep your pet on a leash and under control at all times. Thank you.