



West Fork Village

C O N D O M I N I U M S

February 12, 2015

Greetings Owners and Residents,

We are writing to inform you and give you some helpful tips (below) of pest prevention. We have had problems with various pests but especially rodents. Because we are mostly surrounded by fields we see a lot of activity on our rodent bait stations around the property. This being said, we would like to help prevent you from getting any pests in your unit, and it is your responsibility to keep them out. If ever in the future we find that you, the owner or by fault of your tenant or anyone associated with your unit, are not taking preventative measures to eliminate pests, West Fork Village O.A. Inc. (Association) will hold you responsible for eliminating them or assess you with the cost to eradicate them. The Association has taken preventative measures by various means and has a yearly contract with a professional exterminator to help eliminate them from getting into your unit. Thank you for taking preventative measures.

Pest Prevention Tips

Household and structural pests are always looking for opportunities to infest your home. The following tips can help prevent pest problems in your dwelling.

1. Make it difficult for pests to enter your home

- a. Keep doors, windows, and garage doors shut whenever possible especially at night. Make sure all window screens fit and are not damaged. Check door sweeps to insure pests can't enter below exterior doors. Repair/report damage to the exterior of your unit. Holes in exterior walls and garage drywall can allow pests to enter.

2. Reduce/eliminate clutter

- a. Pests love clutter as it provides a safe harborage for them and gives them time to find ways to enter your home. Clutter along the exterior walls and along garage walls encourages pests to investigate these areas and could lead to them finding an easy way into your house.

3. Keep your home clean

- a. Empty trash containers on a regular basis. Clean kitchen and food prep areas after every meal. Make sure your drains/garbage disposals are not clogged nor have food stuck in them. Sweep/Vacuum/Mop floors to eliminate food sources for pests. Report/repair clogged sinks/drains.

4. Garage maintenance

- a. Many pest problems inside homes originate from garage areas. Make sure the outer garage door shuts properly and is closed when not in use. Do not allow clutter to accumulate along the interior walls of the garage. Be careful to store food in hard plastic or metal containers if it must be stored in the garage. Bird and grass seed should be stored in the same fashion. Do not allow trash to accumulate in the garage and do not leave garbage bags full of trash in your garage. If you have holes in your garage drywall, repair or report the problem.

5. Used items

- a. Bringing used/secondhand items into your unit is not recommended due to the recent resurgence of bed bugs. This is especially true with items such as beds, frames and furniture found commonly near beds such as night side tables. Bed bugs infest homes by hitchhiking inside of things that are brought into the house. Bringing infested used mattresses, box springs, bed frames, and night side tables into homes is often the cause of bed bug infestations.

6. Report problems

- a. Let management know if you are seeing signs of pest problems in your home. There are various ways to inform management:
 - by calling the office phone (970) 378-7502,
 - by emailing onsitemanager@westforkvillage.org, or
 - by mailing to 5775 West 29th Street, #1601, Greeley, Colorado 80634.