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12 reviews for Terra West Management Services that are not currently recommended

Note: The reviews below are not factored into the business's overall star rating.



Kelly R.
Reno, NV

 0 friends

 18 reviews

 12/18/2017

This company tends to micro-manage the housing developments they are contracted with. Instead of dealings with important issues and that affect everyone's property value, they seemed consumed with nit picking if your curtains are the right color for your house. They have even been known to look over backyard fencing to see what is in your yard. Absolutely the worst busy body management company ever!

**Richard N.****Reno, NV**

0 friends

5 reviews

☆☆☆☆ 1/11/2016

Unfortunately we homeowners in the Meadows of Reno have no choice but to adhere to these Nazi rules that TW convinces the Board are good ideas. De-programming your gate clicker if you haven't turned in a survey within ONE day! Convincing the Board that SNC slurring will do a decent job -- after already having experienced the worst job in all the 11 or so villages around...including our sister village Windgate!

On the "positive" side, I guess anyone can "buy" a guest parking spot at just \$10/month -- the amount the homeowner fees went up recently for all 200 houses. Just give them a call, offer your \$10/month, and they will come right out and paint "Reserved" on your guest spot of choice!

I have been in this development 12 of the last 16 years (since 1999), and I can honestly say we have the worst HOA board that goes along with these inept, incompetent recommendations from TerraWest. I too will be thrilled to be out of here no more than a year from today!

**Elsie E.****Reno, NV**

0 friends

2 reviews

☆☆☆☆ 9/25/2014

I agree with everyone's rating on this company. I would give them a big fat, "F" if i could in managment of anything. Horrible, horrible, horrible piece of BS! If anyone knows how to vote them out of managing my community division, please let me know! They nit-pick about the stupidest and smalles issues and you never see the bigger issues resolve. I absolutely despise them!

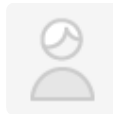
**Reza M.****Reno, NV**

0 friends

1 review

☆☆☆☆ 8/31/2011

In the short time our homeowners HOA has been affiliated with TerraWest, we've found them to be friendly, professional and very responsive to our needs. I would gladly recommend TerraWest to new prospective clients!

**Kurt F.****Reno, NV**

0 friends

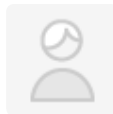
9 reviews

3 photos

4/14/2020

HOA and property management companies take a lot of heat, but I have to give credit where it's due. We own a house my mom occupies in SE Reno and we've had great response from Terra West on to two specific instances. First, the main water valve broke last year and Tara Maples was very responsive in working with us rather urgently to ensure the valve that we ultimately replaced was consistent with the HOA since that part of the water system ties in with the sprinkler valves the HOA is responsible for. We got a definitive answer in a day regarding upgrading the water main valve to avoid another repair later by putting in a similar, cheaper valve.

More recently, this month we replaced a 22-year-old fence that was rotting and falling over in places. When we needed an unexpected but crucial decision on construction materials that required HOA board review, we got our answer from Tara in 12 hours. No delays or lost construction time. Thanks to Tara and her team for helping us out when we needed it. Much appreciated!

**John B.****Burbank, CA**

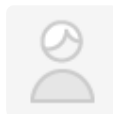
0 friends

2 reviews

1/26/2017

We have been with Terra West in Reno for four months now. We came from a management company in Carson City which was a complete DISASTER. Amy and Michelle, were able to save us. We were going down in flames. The previous company did absolutely nothing for the last 3 or 4 months we had them. It was a battle to get our information from the nitwits who worked for that sham of a company. Terra West took it all in stride. They were able to get us back where we can now see the light at the end of the tunnel. Thank Ladies, you are great.

As far as the other reviews go, I am sure they were not working with the people in Reno. Those people know there stuff and they deliver.

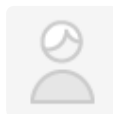
**Randy G.****Sparks, NV**

0 friends

1 review

9/27/2015

The people at Terra West are very helpful and friendly. They are always very understanding even when I let my frustration with the HOA show. Thank you ladies!

**LeighAnn R.****Sparks, NV**

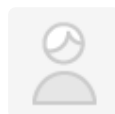
0 friends

1 review

8/17/2011

To anyone out there looking for a Great property management team, I can highly recommend Terra West Management Services. They have been our management company for almost 2 years. We have had 2 others and we have finally found one that will WORK for us. Any questions we have are answered either immediately or by the time frame given us. Jeannie Redinger is our manager, at this time, and is very helpful with our concerns and needs. She is great to work with and is very good about keeping our costs down and making sure the compliance walks get done and followed up. I have been the President of Casitas on the Green for almost 5 years and she has been a blessing to me. I would highly recommend this complany and her.

Sincerely,
LeighAnn Rerdding,
President of Casitas on the Green



Lyndi K.
Sparks, NV
0 friends
1 review

★★★★★ 8/17/2011

This letter is a recommendation for Terra West Property Management, in particular Jeannie Redinger.

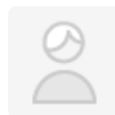
Terra West became our property management company March 1, 2010 and have done an excellent job. Our day-to-day concerns are always addressed immediately by Jeannie. More importantly, Jeannie is always looking for ways that we can save money, and has done a superb job of it. Because of her diligence, we have saved thousands of dollars - just on the required annual audit alone. She scrutinizes our bills and assures that we are not paying for expenses that we did not incur, or were overbilled for. She negotiates with our major vendors each year to assure we get the best possible deal. She has helped us find a bank that better serves us and streamlines the banking process.

The accounting department always delivers our financials and pays our bills on time and immediately responds when I have questions.

Prior to Terra West, we had been with two property management companies that we felt were unresponsive and often times did not negotiate with our vendors. We had to stay on top of everything, including negotiating with the vendors and overseeing the job they were doing. We were becoming very frustrated; we don't get paid to be on the board, yet we pretty much had to be involved in day-to-day management of the vendors and property violations and it was taking up a lot of our personal time. Most of us work and just do not have that kind of time to spend and we resented having to pay so much to them when we had to "manage the managers".

If a Board Member of an Association is considering engaging Terra West to do their property management and would like to speak with me in person, please feel free to call me.

Sincerely,
Lyndi Newbry
Treasurer, Casitas on the Green Homeowners Association



Joyce Z.
Reno, NV
0 friends
1 review

★★★★★ 8/8/2011

Jeannie Redinger, from Terra West, has been our Community Manager for the last 1 1/2 years. Our Association has prospered under her supervision.J

In these difficult financial times, we have been able to withstand the blows from foreclosures, a growing accounts receivable, a too high rate of rentals, and growing vandalism.

We have moved forward with necessary major renovations as suggested by our Reserve Study.

Jeannie's steadying influence, and industry knowledge, has kept the Board of Directors focused and confident. Her dedication, mutual respect, and work ethic is far and above our expectations.

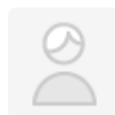
Jeannie Redinger, Community Manager, has our unqualified recommendation.

Joyce Zell
President of the Board of Directors
The Classics

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1 2 Next >

5 Reviews Removed for Violating our Terms of Service



Chuck W.
Carson City, NV
0 friends
22 reviews

★☆☆☆☆ 7/19/2019

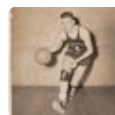
This review has been removed for violating our Terms of Service



Jefforia S.
Gifu-shi, Japan
1 friend
88 reviews
16 photos

★☆☆☆☆ 2/21/2017

This review has been removed for violating our Terms of Service



Nittany B.
Sparks, NV
0 friends
10 reviews

★☆☆☆☆ 8/25/2016

This review has been removed for violating our Terms of Service



Jefforia S.
Gifu-shi, Japan
1 friend
88 reviews
16 photos

★☆☆☆☆ 6/6/2016

This review has been removed for violating our Terms of Service



Lorie P.
Reno, NV

87 friends

29 reviews

1 photo

8/27/2014

This review has been removed for violating our Terms of Service

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