

May 2017

NORTHSTAR RANCH COMMUNITY ASSOCIATION

WWW.NORTHSTARRANCHHOA.COM

Professionally Managed by Keystone Pacific Property Management, LLC - 16775 Von Karman, Ste. 100, Irvine, CA 92606

TRASH CONTAINER REMINDER

The Board of Directors would like to remind all residents per the Association's Rules and Regulations, trash containers may not be in view of the common area 12 hours before or 12 hours after trash pick up. Further, owners are required to label their trash containers with their property address. Not only does it make your neighborhood look untidy when the containers are left out, but it also attracts disease carrying rodents and other large unwanted animals. The Association Board is kindly requesting your courteous action to store your trash receptacles inside your garage or behind your side gate.

THANK YOU!!!

The Board of Directors would like to thank everyone who attended the annual community Easter Event on April 8, 2017. The Board is pleased to announce that more community events will be coming up this summer.

LOVE AND LEASH YOUR DOG

We love dogs – we really do. That's why the association is committed to enforcing the county leash law on association property. According to the U.S. Humane Society, an unleashed dog has an average life span of less than four years. Allowing your dog to run free threatens your dog's health and welfare and the happiness it brings to you. We also love our community. That's another reason the association is committed to enforcing the county leash law – so all residents may enjoy our community. We trust we can count on you for voluntary compliance with the leash law. We don't like to call animal control, but we won't have any choice if your dog is running free.

IT'S TACO TIME!

A friendly reminder that the Association will be hosting its annual pool party on June 17, 2016 at 12:00 pm in the community pool. Come grab a free taco and enjoy the pool!



BOARD OF DIRECTORS:

President: Brenda George
Vice President: Steven Olsen
Secretary: Hany Mansour
Treasurer: Vacant

The final agenda will be posted at the pool area bulletin board. You may also obtain a copy of the agenda by contacting management at 949-838-3291.

Next Board Meeting:

June 19, 2017 at 7:00 pm in the Keystone Pacific Property Management, Inc. Board Room, 41593 Winchester Road, Suite 113, Temecula, CA. 92590.

IMPORTANT NUMBERS: ASSOCIATION MANAGER:

Clint Taylor
Phone: 949-838-3291
**Emergency After Hours:
949-833-2600**
Fax: 949-833-0919
ctaylor@keystonepacific.com

COMMON AREA ISSUES:

Jess Loera
Phone: 949-838-3254
jloera@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: 949-833-2600
customer@keystonepacific.com

INSURANCE BROKER:

Berg Insurance Agency
3651 Birtcher Dr, Lake Forest, CA
92630 (949) 830-4590

ARCHITECTURAL DESK:

Please submit your Architectural Applications to:
architectural@keystonepacific.com

MAY 2017 REMINDERS

Please make sure you are watching your speed while driving through the community, we want to ensure our streets are safe for our kids.

For after-hours association maintenance issues, please call 951-491-6866 to be connected with the emergency service line.

Please call 9-1-1 for life-threatening emergencies.

Next Board Meeting- June 19, 2017 at 7:00 pm in the Keystone Pacific Property Management, LLC Board Room, 41593 Winchester Road, Suite 113, Temecula, CA. 92590.

SIGN UP FOR THE ACH PROGRAM

Save time and money and never miss a payment again! Sign up to have your assessment payments automatically debited from your checking or savings account. Please call Customer Care at 949-833-2600 or send an e-mail to customer care@keystonepacific.com to request an ACH application.

The image shows a blue check stub form. At the top left is a yellow star logo. To its right, the text reads: "John Smith", "555 Your St", "Your Town 91321". To the right of this is a "DATE" field with a horizontal line. Below the star logo is a "PAY TO" field with a white rectangular box. Below that is a "MEMO" field with a horizontal line. At the bottom left is the routing number "1234 5678 9876 543210".

GARAGE PARKING

In accordance with our CC&R's, garages are to be cleared out for vehicle parking. Please make sure that you are able to fit the appropriate amount of vehicles in your garage. If garages are noticed to be used as storage, a courtesy letter will be sent out requesting you clear your garage out for vehicles. If the violation persists, you may be asked to a hearing and possibly fined. Parking is an issue in the community, if everyone uses their garage appropriately this will alleviate some of the parking issues.

POOL AND SPA REMINDER

As summer approaches the Association would like everyone to take a moment and review some of the community pool rules.

Pool Hours: 6 a.m. – 10 p.m.

Use of the pools and spa are restricted to members of the Community Association and up to five (5) guests.

All children under the age of four (4) must wear rubber swim pants when in the water.

Children under the age of sixteen (16) must be accompanied by a responsible adult age eighteen (18) years or older.

For every three (3) children there must be one (1) adult supervisor present at all times.

Children may wear water wings, life vests or other types of small flotation devices in the Community Association's pools if a parent or guardian has signed the necessary waiver and release agreement. If a release has not been signed, only United States Coast Guard approved life vests will be allowed. Rafts, boogie boards, water noodles, or any other items that would obstruct a clear view of the water, are not permitted.

Pets (dogs, cats, etc.) are prohibited in the pool and spa areas.

Members are responsible for their guest's compliance with all Community Association Rules & Regulations for personal injuries, for any damage to Community Association property caused by the members or their guests, and are liable for all repair or replacement costs.