

JULY 2017

# NORTHSTAR RANCH COMMUNITY ASSOCIATION

[WWW.NORTHSTARRANCHHOA.COM](http://WWW.NORTHSTARRANCHHOA.COM)

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

## **TRASH CAN AND CURBSIDE JUNK REMINDER!**

Trash cans cannot be put onto the street more than 12 hours prior to the pick up date. Likewise, please remember to take your empty trash cans into your backyard or garage and out of view of the common area no more than 12 hours after pickup. Please do your part and help keep the community as beautiful as possible. Please remember that it is the responsibility of the resident to contact waste management for large item pickups. Should the HOA have to have the item removed the homeowner will be subject to monetary penalties.

## **THANK YOU!**

The Board and Management would like to thank everyone who attended the annual BBQ at the community pool on June 17, 2017.

## **ARE YOU PARKING IN THE MOTOR COURTS?**

The Board would like to remind all residents that parking in the motor courts is prohibited. Please keep in mind the Association has a patrol company that patrols the Association. If you are parking in the motor court areas and/or red zones you will eventually be towed. Further, please remember that jumpers and block parties are prohibited in the motor courts.

## **INDEPENDENCE DAY & SUMMER PARTIES**

Having a summer or 4th of July party? Please remember to follow the rules and regulations and keep the noise level down. Be courteous to your neighbors during this holiday. Do not leave any debris in the streets. Just a reminder: firecrackers, bottle rockets, cherry bombs and other devices that explode, move along the ground, or travel through the air are banned throughout the State of California. There is no safe or legal area to possess, sell or discharge these types of dangerous fireworks anywhere in the state. Have a SAFE and FUN 4th of July!



## **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:**

August 21, 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:**

Phone: 949- 838- 3254

## **BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:**

Phone: 949-833-2600  
customercare@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

# JULY 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.

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## 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](mailto:customer care@keystonepacific.com) to request an ACH application.



## SUMMER IS HERE!

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 (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 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.