

MARCH 2020

NORTHSTAR RANCH COMMUNITY

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Professionally Managed by Keystone Pacific Property Management, LLC - 41593 Winchester Road, Suite 113, Temecula, CA. 92590

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.

CLEAN YOUR GARAGE DOOR

As a community, we strive to uphold the aesthetic appeal of the association by regularly maintaining the exterior of our homes. As a friendly reminder, we kindly request that you make the proper accommodations to have your garage door cleaned. It just takes a moment to sweep off the cobwebs and a soft cloth to dust off the individual squares of your garage door. Thank you for keeping the community looking beautiful.

NEWSLETTER ARTICLES

Please feel free to submit any newsletter ideas or articles that you feel would be relevant to your neighbors here at Northstar Ranch. To be considered, all entries must be sent to the attention of Darren Mandel no later than the 5th of each month for inclusion in the following month's newsletter.

COMMON AREA LANDSCAPING

Please be reminded that homeowners are not allowed to put anything in the Common Area Landscaping. This includes Holiday decorations, signs, solar lights, potted plants, etc. Anything put in the common area landscaping will be removed by management without notice. Please note decorations may only be attached to your home or front porch and must be removed within fifteen (15) days of the holiday.

BOARD OF DIRECTORS:

President: Brenda George
Vice President: Todd Lytle
Secretary: Hany Mansour

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 951-395-1202.

Next Board Meeting:

TBA
Keystone Pacific Property Management, LLC. Board Room, 41593 Winchester Road, Suite 113, Temecula, CA. 92590.

IMPORTANT NUMBERS: ASSOCIATION MANAGER:

Darren Mandel
Phone: (951) 395-1202
dmandel@keystonepacific.com

**Emergency After Hours:
951-491-6866**

COMMON AREA ISSUES:

Vanessa Samson
vsamson@keystonepacific.com
Phone: 951-375-3446

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

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

INSURANCE BROKER:

LaBarre/Oksnee
30 Enterprise #180 , Aliso Viejo, CA 92656 (800)-698-0711

ARCHITECTURAL DESK:

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



MARCH 2020 REMINDERS

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@keystone-pacific.com to request an ACH application.



QUIETING YOUR DOGS

Dogs can be quite loud when they are barking and with such close proximity to your neighbors, this can become a nuisance. Please make sure you are taking the steps needed to quiet your dog and always remember to pick up after your pets, its not just a rule it's the law!



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.

BEING A COURTEOUS NEIGHBOR

- ☐ Parking – Homeowners should utilize garages and driveway parking and refrain from parking in front of neighbors properties or in the motor courts and never block driveway access.
- ☐ Trash/Dumping – Homeowners should contact the local refuse company to schedule a pick up for large or bulky items, no dumping is allowed within the community.
- ☐ If you are having a party try to be courteous of your neighbors, let them know that you plan to have guests and try to keep the volume down as some residents work nights.
- ☐ Watch out for each other! If you see suspicious activity around your neighbors house or community let them know or contact the local police department.
- ☐ Please remember children are prohibited from playing in the motor courts. It is not only dangerous but it can prevent your neighbors from exiting their residence.

