

FEBRUARY 2016

VINEYARD-MURRIETA



www.vineyard-murrieta.org

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

SIGN UP FOR E-MAIL ALERTS

All homeowners who have an account in good standing may sign up for an email notification (e-billing) instead of receiving a paper statement. Information pertaining to meetings, news, and activities in their community will be sent by email once enrolled in e-statement. Email is a much more efficient way for the Association to communicate with it's members.

To sign up to receive e-billing, homeowners can register from the "Update My Profile" page once they have logged into their accounts at www.keystonepacific.com. *Signing up for e-billing is a great way to save the Association money!* If you have trouble, please contact our customer care department at (949) 833-2600 or at customer care@keystonepacific.com.

PAINT COLORS

The paint colors are available on the Sherwin Williams website <http://www.sherwin-williams.com/homeowners/color/find-and-explore-colors/hoa/>. Please be sure to select The Vineyards – Bremerton from the drop down menu to view the Association's color schemes (1-12).

If you are not sure which scheme you are, you can check the information provided by the developer when you purchased the home. Architectural approval is not required for homeowners that are sticking with their original paint scheme. If you are not sure if the scheme you choose is your original paint scheme, please submit an architectural application for approval, prior to painting. Unfortunately, we do not have information that shows which schemes the houses are.

Many of you have received a notice from the Association regarding painting and have contacted Management for clarification and to provide a timeline for the work. This is wonderful and we greatly appreciate the communication! It is understandable that reviewing paint can be subjective and we did make an effort to have others provide a second set of eyes. Even so, if you disagree with the assessment, we have put in place a process for appealing to the Board for further consideration. Please contact Management at jalegria@keystonepacific.com for more information.

BOARD OF DIRECTORS:

President: Rachael Taylor
Vice-President: Diana Hess
Treasurer: Scott Ries
Secretary: Tom Tokarchik
Member-at-Large: Scott Svendsen

NEXT BOARD MEETING:

March 7, 2016

General Session begins at 6:00 p.m.
Keystone Pacific's Temecula Office
41593 Winchester Rd. Ste. 113
Temecula, CA 92590

The final agenda will be posted at the corner of Hayes and Sherry and available on the association's website at least 4 days in advance of the meeting. You may also obtain a copy of the agenda by contacting management at 951-491-6866.

IMPORTANT NUMBERS:

ASSOCIATION MANAGER:

Jennifer Alegria
Phone: 951-491-6862
Emergency After Hours: 951-491-6866
Fax: 951-491-6864
jalegria@keystonepacific.com

COMMON AREA ISSUES:

Alyssa Ripperger
Phone: 951-491-7362
aripperger@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: 951-491-6866
customer care@keystonepacific.com

ARCHITECTURAL DESK:

Temecula.architectural@keystonepacific.com

FEBRUARY 2016 REMINDERS

Keystone Pacific Closed in Observance of President's day on Monday, February 15th.

For after-hours association maintenance issues, please call 949-833-2600 to be connected with the emergency service line. Please call 9-1-1 for life-threatening emergencies.

**Trash Pick-Up Day - Monday
Please remove trash cans from the common areas after this day.**

A MEMBERS RIGHT TO PRIVACY

California Civil Code allows a member to request to be removed from the membership list to prevent release of their private contact information to a member requesting the membership list. In order to opt-out of the membership list, you must notify the Association **in writing**. If you choose to opt-out of sharing your name, property address, email address and mailing address under the membership list, the opt-out designation shall remain in effect until changed by you, by **written** notification to management. If you wish to opt-out, please complete the Opt-Out Form on our website at: <http://www.kppm.com/forms/opt-out.php>.

Are you ready for El Nino?

They are expecting heavy rain fall over the next several months. Are you ready? Here are some tips on how to prepare:

- Clean all rain gutters thoroughly, ensure your irrigation is draining away from your home structure, and have the contact number handy of a reliable contractor, should you need help securing your property.
- Check drains in your yards before, during and after heavy rainfall to make sure that they are draining properly. Often times, storm water will carry debris and sediment that can block drain holes or clog drain hole covers. If you have bare dirt areas be sure to take steps to prevent erosion, and fill in any holes to avoid them filling with rainwater and becoming stagnant.
- Form an evacuation plan. While a flood might not be likely, it is better to be safe than sorry. All families should have an evacuation plan for any unplanned emergencies, including floods, fires and earthquakes.
- Prepare a cache of emergency supplies. This includes keeping food, fresh batteries, flashlights and portable radios in good working order. If your area is prone to flooding, keep a steady supply of plywood, plastic sheeting, straw wattles and sandbags handy.
- The City of Murrieta is providing free sand and bags. The sand is located at Fire Station #1 (Juniper) and Station #2 (Cal Oaks) and is available 24/7, while supplies last, as long as the firefighters are not out on a call. Up to ten (10) bags per Murrieta resident will be provided and proof of residency will be required. You will need to shovel the sand yourself.
- While on the roads, drive slow, use your headlights and remember that 12-18 inches of moving water can sweep away a vehicle.

By following these steps and other tips you may find on the internet, as well as keeping up to date on the latest weather watches and warnings, you and your family can be prepared! Remember, flooding can happen quickly, stay safe!

COMMUNITY REMINDERS

- ⇒ **Holiday Decorations Reminder...** We hope everyone has removed their decorations by now, but if not, please make plans to do so ASAP to avoid violation letters and/or fines. Thank you!
- ⇒ **Yard Maintenance...** Please make sure that you are removing weeds from your turf, planters and side yards.