

SEPTEMBER 2016

VINEYARD-MURRIETA

www.vineyard-murrieta.org

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

ANNUAL ELECTION

The Annual Election is scheduled for September 13, 2016. We have not been able to make quorum, so please complete the secret ballot once you receive it in the mail and return it ASAP so quorum can be achieved.



STREET SWEEPING

Please be sure that you are moving your vehicles for street sweeping. The City of Murrieta sweeps the streets within the community on the 1st and 3rd Wednesday of the Month.

PAINT COLOR INFORMATION

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).

Unfortunately, the HOA does not have the developers sequence sheet showing the paint schemes by address. It is important that you stay with the original paint scheme or obtain architectural approval to change the scheme prior to painting. We recommend pulling color cards for the scheme that most resembles your house and confirming it's a match prior to purchasing the paint.

If you ever receive a notice and you aren't quite sure you understand what it is for... Contact us, we are more than welcome to explain the letter via email, phone or set up an onsite meeting.

BOARD OF DIRECTORS:

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

NEXT BOARD MEETING:

September 13, 2016 at 7PM
Keystone Pacific Property
Management, Inc.
41596 Winchester Rd. Suite 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: 949-833-2600
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@keystonepacific.com

LABOR DAY



SEPTEMBER 2016 REMINDERS

Keystone Pacific Closed in Observance of Labor Day - Monday, September 5th

For after hours emergencies, please call (949) 833-2600 to be connected to emergency service. *Please call 9-1-1 for life threatening emergencies*

Trash Collection Day: Monday

Please remove trash cans from view of the common area after collection.

IMPORTANT NUMBERS

Police (Non-Emergency)
951-307-2677

Code Enforcement
951-461-6332

Animal Control
951-674-0618

A Little Back to School Humor:

A teacher had been giving her second-grade students a lesson in science. She had explained about magnets and showed how they would pick up nails and other bits of iron. Now it was question time, and the teacher asked, 'My name begins with the letter "M" and I pick up things.

What am I?' Tim, a little boy in the front row proudly said, 'You're a Mother!'

We hope our Vineyard-Murrieta students have an exciting and successful school year.



Thinking of Going Solar?

Existing law prohibits Associations from having rules in the CC&Rs that prohibit installation of solar energy systems with a few exceptions, set forth in Civil Code Section 714. However, the current law does allow Associations to require homeowners installing solar to submit an architectural application, in the same manner as any other architectural modification.

Vineyard-Murrieta is a solar friendly community and commends homeowners' efforts to "go green." With that said, the Association would also like to remind homeowners that are going solar to submit for architectural approval. Typically, most solar companies are happy to assist with the architectural submittal process. If you have questions about the process or need an architectural application, please email jalegria@keystonepacific.com.

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>**.