

FEBRUARY 2018

VINEYARD-MURRIETA

www.vineyard-murrieta.org

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



*Let us be grateful to people who
make us happy,
they are the charming gardeners
who make our souls blossom.
~ Marcel Proust*

STREET SWEEPER

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

PROPERTY MAINTENANCE

The purpose of rules regarding property maintenance is to help the Association set a standard for how properties should be maintained. This helps keep up property values which benefits all homeowners. With this said, the Association would like to point out some of the common maintenance items that homeowners may receive a letter for:

- **Weeds in the planters, driveway cracks or turf.** Keep in mind that if you turn down your irrigation on your lawn to conserve water, you may find that weeds still grow. Weeds require far less water than turf and as your turf turns brown, the tall, green weeds tend to stand out. We recommend monitoring your turf and spraying and pulling weeds as necessary.
- **Dirt Yards.** We understand that water conservation is important. However, dirt yards are not attractive. If your goal is to cut back on irrigation, there are lots of alternative drought tolerant landscaping options. Please remember to obtain approval prior to making exterior modifications.
- **Trash cans should be taken in after trash day and stored behind your gate.** This is pretty self explanatory. Please find a spot to store your trash cans behind your gate and bring them in the night of trash pick up.
- **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.

We appreciate your efforts to maintain your property!

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 12, 2018
Keystone Pacific Property
Management, LLC
41593 Winchester Rd. #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:

Amber Effinger
Associate
Phone: 951-491-7361
aeffinger@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: 951-491-6866
customercare@keystonepacific.com

ARCHITECTURAL DESK:

Architectural@keystonepacific.com



FEBRUARY 2018 REMINDERS

Keystone Pacific Closed in Observance of President's Day -
Monday, February 19, 2018.

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.

IMPORTANT NUMBERS

Police (Non-Emergency) 951-307-2677

Code Enforcement 951-461-6332

Animal Control 951-674-0618

ARE YOU READY FOR THE RAIN?

California has received quite a bit of rain in January. It's much needed but it's also been a while since we've had consistent rainfall, here are a few tips for our homeowners:

- 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.
- 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, always 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 over roads can happen quickly, stay safe!

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: <https://www.kppm.com/opt-out/>.