

January 2022

VINEYARD MURRIETA

<https://vineyard-murrieta.org/>



UNDERSTANDING THE IMPORTANCE OF EXTERIOR MAINTENANCE AND THE VIOLATION PROCESS

The property inspector is there to ensure that everything is working properly, that conditions are safe, and that nothing is reducing property values or your quality of life in our community.

In short, they're making sure policies and rules are being followed—from pet behavior, parking, unkept lawns to needed exterior maintenance and more. They field complaints from fellow homeowners and, if necessary, remind you (or your neighbor) when a rule has been overlooked.

The findings are presented to the Association Board with photos and notes. Most violations are easily resolved with a Courtesy Notice. If not, the next step is a formal First Notice, then a hearing before the Board—we want to hear your side of the story. Those who continue to ignore rules may be fined. The most serious cases may end up in court, though we try very hard never to get to that point.

The Association's inspector performs a vital function; please treat them with courtesy and respect. If you have any questions about the rules, your Community Manager, Bonny Somers, should be able to explain them. The Association Manager and Board Members are also happy to listen and respond to your concerns.

When you purchased your home in a common-interest community, you became contractually bound to abide by the covenants that protect the association. Please review them and ensure you are in compliance. Please contact Bonny Somers at (951) 375-3447 or bsomers@keystonepacific.com.



BOARD OF DIRECTORS:

President - Pat Harding
Vice President - Scott Ries
Open - Lynn Saavedra
Treasurer - Scott Svendsen
Member at Large - Don Coffman

NEXT MEETING DATE:

March 8, 2022

Location: **Keystone Pacific**
41593 Winchester Rd., Suite 113
Temecula, CA 92590

The final agenda will be posted at the mailbox locations located on Muscat Circle, Sauternes Circle, Port Lane, Madeira Lane and Semillon Lane. at least 4 days in advance of the meeting. You may obtain a copy of the agenda by contacting management at (951) 375-3447.

IMPORTANT NUMBERS:

ASSOCIATION MANAGER:

Bonny Somers
Phone: (951) 375-3447
bsomers@keystonepacific.com

Emergency After Hours:

(949) 833.2600
Fax: (951) 346-4129

COMMON AREA ISSUES:

Rochelle Bastian
Phone: (951) 375-3446
rbastian@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: (949) 833.-2600
customer@keystonepacific.com

INSURANCE BROKER:

LaBarre/Oksnee (800) 698-0711

Managed by Keystone
41593 Winchester Road, Suite 113
Temecula, CA 92590

January 2022 REMINDERS

- Keystone is Closed for New Year's Day (observed)- Monday, January 3rd.
- ◆ 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.
- ◆ Street Sweeping Day - 1st & 3rd Wednesday. Please move your car on street sweeping days.
- ◆ Trash Pick-Up Day - Monday Please remove trash cans from the common areas after this day.
- ◆ Next Board Meeting March 8, 2022 at approx. 6:00 PM.

SIGN UP FOR COMMUNITY E-NEWS

Sign up to receive news and updates pertaining to our community association via email. To sign up, please register from the "Account Notifications" page once you have logged into The KPPM Connection at www.kppmconnection.com.

ACCOUNT ONLINE PAYMENT FEATURE

You may make one-time ACH payments through www.kppmconnection.com. In addition, Keystone Pacific is excited to introduce recurring online ACH payments. Please visit www.kppmconnection.com to access your online payment account. You may still access your account using your current email address and password. If you have not registered for The KPPM Connection, please have your new account number readily available.

Important Numbers:

Police Non Emergency:

(951) 304-COPS (2677)

Fire Department:

(951) 304-FIRE (3473)

Murrieta Code Enforcement:

(951) 461-6332

Eastern Municipal Water District:

(951) 304-CITY

So Cal Edison:

(800) 655-4555

So Cal Gas Company:

(800) 427-2200

Waste Management:

(800) 423-9986

Animal Control

Animal Friends of the Valleys

Phone: (951) 674-0618

After Hours Emergency : (951) 506-5069

www.animalfriendsofthevalleys.com

Report barking or unleashed dogs, etc...

City of Murrieta (951) 461-6124

Outside/Perimeter Landscaping and Park is maintained by the City: http://www.murrietaca.gov/departments/cs/maint/report_landscape_maintenance_issue.asp

HELPFUL COURTESY SUGGESTIONS

- You may contact Waste Management to schedule two free bulk pick up items per year.
- Clean out your garage so you can park your car, trailer, boat or other recreational vehicle. The more vehicles homeowners fit in their garages, the more street parking will be available for guests.
- Drive slowly and carefully through the property, and remind your guests to do the same.
- Always keep your dogs on a leash, and pick up after them.
- Smile and say 'hi' to your neighbor when you see them!
- Trash Bins are to be stored out of view, behind your side gate or in the enclosed garage. They are not to be stored in any location that they can be viewed from the public.
- Check your irrigation systems to make sure your sprinklers are in working order. Maintain lawns with regular maintenance of mowing, edging and watering. Reseed bare areas in your lawn.
- Refresh the paint on your fascia trim, shutters, garage doors regularly. This maintenance will improve the appearance of the community.

