

APRIL 2017

# ROSETTA HILLS

www.rosettahillshoa.org



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

Spring is here,  
Let's give some cheer!  
Flowers bloom, trees grow,  
Water falls, winds blow.  
Bees buzz, kids play,  
Say hooray! Spring is today!



## TIPS FOR CREATING A SAFER COMMUNITY

Often times the safest neighborhoods can become victims of crimes. Keeping informed of the potential hazards and watchful eye in the community can make a huge impact on keeping your neighborhood safe.

- Get to know your neighbors. This not only helps to foster a healthy community spirit, but it also helps to protect the neighborhood. Know who belongs and who doesn't.
- Look out for each other. If you know that your neighbor is on vacation or works during the day and see suspicious activity....Call the Police!
- Document what you see! Take a picture, write down the make and model of vehicles and descriptions of individuals.
- Never confront anyone. When in doubt, call the police.
- Protect your valuables. Do not leave electronics or other valuables in your vehicle. If you do, not in plain sight. Lock your car and home. Keep your garage door closed.
- Going on vacation for an extended period of time? Have your mail held at the post office and stop newspaper delivery to your home.
- Having a package delivered? Require a signature or have it delivered to your office or a neighbor that is home during the day.
- Shred documents prior to putting them in the trash/recyclables.

### BOARD OF DIRECTORS:

**President:** Sonia Tellez  
**Vice-President:** Kyle Lundy  
**Treasurer:** Justin Shekoski  
**Secretary:** Seth Talabamiz  
**Member-at-Large:** Frank Morales

### NEXT BOARD MEETING:

**June 6, 2017**

Time: 6:30 PM

Location: Earl Warren Elementary MRP

*The final agenda will be posted at the tot-lot on Diana Lane 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/NEW MANAGER:**

**Jennifer Alegria/Gina Privitt**

Phone: 951-491-6862/951-491-7362

jalegria@keystonepacific.com

gprivitt@keystonepacific.com

**Emergency After Hours: 949-833-2600**

Fax: 951-491-6864

#### **COMMON AREA ISSUES:**

**Gina Privitt**

**Associate Community Manager**

Phone: 951-491-7362

gprivitt@keystonepacific.com

#### **BILLING QUESTIONS/ ADDRESS CHANGES/**

#### **WEBSITE LOGIN:**

Phone: 951-491-6866

customer@keystonepacific.com



# APRIL 2017 REMINDERS

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 - Tuesday  
Please remove trash cans from the common areas after this day.

**HAPPY EASTER TO ALL OF OUR  
ROSETTA HILLS RESIDENTS!**



## 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>.

## COMMUNITY REMINDERS

Trash Cans... Trash cans should be put away Tuesday night after trash is picked up and need to be stored out of view of the common area.



- ⇒ **Neighborhood App...** It has been brought to Management’s attention that not all homeowners are aware that the Rosetta Canyon Neighborhood app includes residents from two separate HOAs. While some of the information may apply, it is important to note that Rosetta Hills and Rosetta Canyon are two separate HOAs.
- ⇒ **Exterior Improvements...** Architectural approval is required for all exterior improvements including: drought tolerant landscaping, artificial turf, sheds and patio covers.
- ⇒ **Mail Theft...** As another reminder, tax season is upon us and many homeowners may be receiving tax refunds. Please ensure that you are checking your mailbox regularly and are not leaving your mail in the mailbox for lengthy periods of time. This is the time that thieves target mailboxes! Also, please keep an eye out for any suspicious activities in and around the mailboxes.

## LAWN MAINTENANCE

April showers bring May flowers... and weeds? Thanks to the recent rains and warm weather, spring has sprung and so have the weeds! Please make sure to remove all weeds in your lawn, planters and cracks of your driveways on a weekly basis, especially the bare areas. Curb appeal counts! This is also a great time to fertilize and water your lawn so it looks lush and green all summer long. Thank you for your help in keeping the neighborhood looking good!



## IMPORTANT NUMBERS

Police (Non-Emergency)	951-245-3300
Code Enforcement	951-674-3124
Graffiti Hotline	951-674-2701
Animal Control	951-471-8344

