

OCTOBER 2019

# ROSETTA HILLS

www.rosettahillshoa.org



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

## 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 many alternative drought tolerant landscaping options.
- **Trees.** Interestingly enough, we have a lot of mature trees in the community that have thrived. However, some of these trees are hanging a little too low over the sidewalk or hanging over your neighbors yard and are ready to be pruned. If you have a tree that is less than 8 feet above the sidewalk, or hanging over your neighbors property please make arrangements to have it trimmed.
- **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.

*We appreciate your efforts to maintain your property and abide by community's maintenance standards!*

## BOARD OF DIRECTORS:

**President:** Sonia Tellez  
**Vice-President:** Kyle Lundy  
**Treasurer:** Justin Shekoski  
**Secretary:** Abigail Lundy  
**Member-at-Large:** Open

## NEXT BOARD MEETING:

**ANNUAL ELECTION**  
**Tuesday, September 10, 2019**  
**Location :** Earl Warren Elementary MPR  
**41221 Rosetta Canyon Dr.**  
**Lake Elsinore, CA 92532**  
**Time: 6:45 PM**

*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:

**Gina Privitt**  
Fax: 951-346-4129  
Phone: 951-491-6865  
gprivitt@keystonepacific.com

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

## COMMON AREA ISSUES

**Danica Petroff**  
Phone: 951-491-7363  
dpetroff@keystonepacific.com

Police (Non-Emergency)  
951-245-3300

Code Enforcement  
951-674-3124

Animal Control  
951-471-8344

Graffiti Hotline  
951-674-2701

## BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: 951-491-6866  
[becausewecare@keystonepacific.com](mailto:becausewecare@keystonepacific.com)

- ◆ 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 area after the trash has been picked up.



### 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:

### TRICK OR TREATERS

To keep homes safe for visiting trick-or-treaters, parents should remove from the porch and front yard anything a child could trip over such as garden hoses, toys, bikes and lawn decorations. Parents should check outdoor lights and replace burned-out bulbs. Wet leaves or water should be swept from sidewalks and steps. Restrain pets so they do not inadvertently jump on or bite a trick-or-treater.

### **REMINDER: Do Not Make Changes to Your Yard Without First Obtaining Approval from the Architectural Reviewer**



We understand that submitting for architectural approval prior to starting a home improvement project is not on the top of everyone's to do list. However, it is very important that you take a moment to complete the architectural application and submit your plans prior to starting the work. Yes, it will take a few weeks to hear back from the architectural reviewer but it will save you from receiving compliance letters from the Association.

If you have a project in mind, plan ahead and submit an architectural application with your plans prior to starting the project. You can obtain the form on the Association's website at [www.rosettahillshoa.org](http://www.rosettahillshoa.org).