

JUNE 2018

# TURTLE ROCK GLEN

[www.turtlerockglenhoa.org](http://www.turtlerockglenhoa.org)

*Professionally Managed by Keystone Pacific Property Management, LLC - 16775 Von Karman, Ste. 100, Irvine, CA 92606*

## ELECTION RESULTS

On April 19, 2018, the annual election for the Turtle Rock Glen Community Association was conducted. On behalf of the Board of Directors, Management would like to thank those of you who participated. This year there were five (5) seats available; three (3) of the Garden Homes, the Townhomes and the Patio Homes serving for a two (2) year term, and the two (2) elected at-large serving for a one (1) year term. The following were elected to serve as Directors:

Sharon Cooper - Term Expires 03/2019  
Kiran Dubhashi - Term Expires 03/2020  
Roger Freier - Term Expires 03/2020  
Dom Saccacio - Term Expires 03/2020  
Yan "Catherine" Zhou - Term Expires 03/2019

## STREET SAFETY!

There has been an increase in speeding on our neighborhood streets. 25mph speed limit signs are posted on both ends of Sycamore Creek. There are two marked pedestrian crosswalks on Sycamore Creek where our well-used walking paths cross. We are lucky that our children can walk to the local elementary school. If you notice a speeding car, please report to the Irvine Police at 949-724-7200.  
**REMEMBER: OUR CHILDREN ARE OUR MOST VALUABLE ASSET!**

## PATIO HOMES ARCHITECTURAL APPROVAL

We would like to remind everyone that Architectural Approval is required **prior to the start of work on any exterior change**. This includes but not limited to: paint, windows and changes to your landscaping. Homeowners may choose to collect the signatures of your neighbors on the Neighbor Awareness Form accompanying the Architectural Application, **but** their signatures do not constitute approval. It is a courtesy to your neighbors to make them aware of your intentions. The Architectural Application and revised Architectural and Landscape Standards can be found on the Turtle Rock Glen website at [www.turtlerockglenhoa.org](http://www.turtlerockglenhoa.org). **Any improvements/changes made without approval of the Architectural Review Committee (ARC) are subject to fines and removal of improvements at the homeowners expense.**

## BOARD OF DIRECTORS:

**President:** Dom Saccacio  
**Vice-President:** Sharon Cooper  
**Treasurer:** Kiran Dubhashi  
**Secretary:** Roger Freier  
**Member-at-Large:** Catherine Zhou

## NEXT BOARD MEETING:

**Thursday, June 21, 2018**  
6:50 p.m. @ Turtle Rock Community Park  
1 Sunnyhill, Irvine, CA

*The final agenda will be posted in the bulletin board in the pool area. You may also obtain a copy of the agenda by contacting management at 949-838-3244.*

## IMPORTANT NUMBERS:

### ASSOCIATION MANAGER:

**Rebecca Arroyo**  
Phone: 949-838-3244  
**Emergency After Hours:** 949-833-2600  
Fax: 949-833-0919  
[rarroyo@keystonepacific.com](mailto:rarroyo@keystonepacific.com)

### COMMON AREA ISSUES:

**Rachel Davis**  
Phone: 949-838-3232  
[rdavis@keystonepacific.com](mailto:rdavis@keystonepacific.com)

### BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: 949-833-2600  
[customercare@keystonepacific.com](mailto:customercare@keystonepacific.com)

### POOL KEYS:

Rachel Davis  
Phone: 949-838-3232

### SUB/MASTER INFO:

Garden Homes and Town homes are managed by:  
Optimum Property Management  
714-508-9070



## JUNE 2018 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.

- Street Sweeping Day - 2nd and 4th Wednesday

- Trash Pick-Up Day - Fridays  
Please remove trash cans from the common areas after this day.

- Thursday, June 21, 2018 - Board Meeting @ 6:50 p.m.

Location: Turtle Rock Community Park  
1 Sunnyhill, Irvine, CA



### SIGN UP FOR COMMUNITY E-NEWS

Sign up to receive news and updates pertaining to your 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](http://www.kppmconnection.com).

### SIGN UP FOR THE ACH PROGRAM

Save time and money and never miss a payment again! Sign up to have your assessment payments automatically debited from your checking or savings account. Please call Customer Care at 949-833-2600 or send an e-mail to [customer care@keystonepacific.com](mailto:customer care@keystonepacific.com) to request an ACH application.

### VISIT [www.turtlerockglenhoa.org](http://www.turtlerockglenhoa.org)

Log onto the community website to:

- Submit maintenance requests, address changes
- Get the latest community news & updates
- Obtain minutes, newsletters, policies, forms
- Access your account online
- Pay your HOA bill online

Should you have problem logging onto the community website, please call Customer Service at 949-833-2600.



### TERMITE INSPECTIONS

When it comes to termites, out of sight doesn't always mean out of mind. Signs of a termite infestation can be difficult to spot, and termites can tunnel hundreds of feet to reach a home or feeding site. Now is a good time to have your home inspected for termites by your pest control company before termites attack.

### SUMMER VACATION

Now that the summer season is here, many of you will be going on vacation. As a precaution, it's a good idea to let your trusted neighbors know where you will be and how to reach you, in case of an emergency. Be sure to stop your newspaper while you are away, or make arrangements to have a neighbor pick them up for you. Don't forget to have someone remove any flyers and/or ads from your door. These are good indicators to thieves that no one is home.

Another good tip is to use a variable timer for lights, so your home doesn't appear empty for an extended period of time. Be sure to check all appliances to make sure they are turned off properly. Securely lock all windows and doors.

If you are flying, be sure to park all vehicles inside of the garage. Do not leave them parked on the streets, as vehicles will be subject to tow after 72 hours. It also takes away parking spaces from visitors.

For those of you traveling, have a wonderful and safe vacation!

### UPDATE YOUR HOA ACCOUNT NUMBER

Your new 10 digit HOA account number is located in the top blue section of your billing statement under "Account ID". **If you pay by autopay through your bank**, please update your bank records to reflect this new account number. **If you pay by sending a check through the mail**, please include your new account number on any checks or correspondence to your HOA.