

SEPTEMBER 2019

# TURTLE ROCK GLEN

www.turtlerockglenhoa.org

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

## JULY 18, 2019 BOARD MEETING UPDATES

- The June 20, 2019, Meeting Minutes were approved.
- The June 30, 2019 Financial Statements were accepted as presented.
- The Board approved a proposal to remove and stump grind one (1) declining Sycamore common area tree located in the grass area behind 2 Cool Brook.

## COMPLIANCE LETTERS

When you receive courtesy letters to call your attention to a certain compliance issue, please make sure you call Management to inform us that you are addressing the issue and/or need more time to resolve the matter. This way, we avoid pursuing further compliance action in the meantime.

## LOST AND FOUND

The overflowing Lost and Found box in the pool area was emptied last week. It was filled with clothes, swim goggles, water shoes, a workbook, coffee mug, and water toys. If you wish to claim a lost item, please contact Keystone at 949-430-5818.

## KEYSTONE PACIFIC CLOSED IN OBSERVANCE OF LABOR DAY – MONDAY, SEPTEMBER 2ND

For after-hours Association maintenance issues, please call 949-833-2600 to be connected with the after-hours service. Please call 9-1-1 for life-threatening emergencies.

## 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 it to the Irvine Police at 949-724-7200.

## WHO DO I CALL?

If you have a concern regarding a neighbor within the community, please contact your property manager Jeanette Vega at 949-430-5818. If you notice a common area maintenance issue during normal business hours (9:00 a.m. – 5:00 p.m. Monday – Friday), please call Keystone Pacific at 949-838-3232. If it is an after hours emergency or cannot wait until the next business day, please call 949-833-2600 and follow the prompts to be connected with the emergency service.

## **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, September 19, 2019**

7:20 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 949-430-5818.*

## **IMPORTANT NUMBERS:**

### **ASSOCIATION MANAGER:**

**Jeanette Vega**

Phone: 949-430-5818

**Emergency After Hours:**

**949-833-2600**

Fax: 949-377-3309

jvega@keystonepacific.com

### **COMMON AREA ISSUES:**

**Jeanette Vega**

Phone: 949-430-5818

jvega@keystonepacific.com

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

Phone: 949-833-2600

customercare@keystonepacific.com

### **SUB/MASTER INFO:**

Garden Homes and Townhomes are managed by:

Optimum Property Management

714-508-9070

## SEPTEMBER 2019 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 Wednesdays
- Trash Pick-Up Day - Fridays  
Please remove trash cans from the common areas after this day.
- Thursday, September 19, 2019 - Board Meeting @ 7:20 p.m.  
Location: Turtle Rock Community Park  
1 Sunnyhill, Irvine, CA

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.

### COMMUNITY DISTURBANCE

If you hear a disturbance or see suspicious activity, please immediately contact the Irvine Police Department at 949-724-7200 to report it.

### TURTLE ROCK GLEN APPROVED REVISED ARCHITECTURAL STANDARDS

To view the standards, go to the Turtle Rock Glen website at [www.turtlerockglenhoa.org](http://www.turtlerockglenhoa.org); click on Documents, then Architectural Information, and then on Approved Revised Architectural Standards. These standards were adopted by the Master Board on 1-18-2018.

### PATIO HOMES

Home improvements require approval for exterior changes **prior to the start of work**; this includes front yard landscape changes. Homeowners may choose to collect the signatures of 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 can be found on the Turtle Rock Glen website under Architectural Information.

**Any improvements/changes made without approval of the Architectural Review Committee (ARC) are subject to fines and removal of improvements at the homeowner's expense.**

### MAKE ROOM FOR YOUR CAR

An abundance of cars parked in the driveway or cluttering the streets is not a desirable look for any community. The Associations CC&R's require homeowners to use their garages for the purpose of parking automobiles or storing an Owner's household goods. No storage in the garage shall be permitted which precludes the use of the space of such garage for the parking of at least one automobile. We would also like to remind you to keep your garage doors closed when not in use.

### PARKING

Turtle Rock Glen streets within the Patio Homes section are City of Irvine streets. Parking over 72 hours is not permitted. Overnight parking of a commercial vehicle more than 84 inches across is not permitted. If you notice these violations, please record license plate and vehicle description and contact Irvine Police at 949-724-7200. Garden Homes and Townhome streets are private and have their own parking rules.