

JULY 2015

# ALBERHILL RANCH



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

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

## NEW COMMUNITY MANAGER

Effective July 1, 2015, the Alberhill Ranch Community will be welcoming Danielle Curran as the new Community Manager for the Alberhill Ranch Community.

Danielle is currently a Community Manager based in the Irvine office at Keystone Pacific Property Management, and has agreed to step in to fulfill the duties as the Manager, as Debbie is relocating up north.

Please note that the on-site office hours may be modified and will be posted online. Please contact Management with any questions or concerns at 949-833-2600.

welcome!

## GENERAL MAINTENANCE

Upon driving through the community, it has been noted that there are a lot of weeds popping up, trash cans being left out and faded paint at some of the homes in the community.

Please take a look at your property and address any maintenance concerns you notice. Before the weather gets too warm, take some time this weekend to spray weeds in your planters or the ones that pop up in the cracks of your driveway, remove any trees or shrubs that died last winter and put down a little mulch to freshen up your landscaping. It looks nice and it helps retain moisture in the soil so your plants require less water.

If you have a question about how to tackle a big project like painting or installing drought tolerant landscaping, please contact Management or attend a Board meeting. We will walk you through the architectural review process and help you get your project underway.

### BOARD OF DIRECTORS:

**President:** Tom Tomlinson

**Vice-President:** Kevin Beals

**Treasurer:** Scott Thayer

**Secretary:** Teresa Kirpluk

**Member-at-Large:** Paulie Tehrani

### NEXT BOARD MEETING AND ANNUAL MEETING:

**Wednesday, September 9, 2015**

6:00 PM at Alberhill Ranch Swim Club  
4100 Gina Lynne Lane, Lake Elsinore

*The final agenda will be posted at the Clubhouse and available on the HOA website 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.*

### ASSOCIATION MANAGER:

**Danielle Curran**

Phone: 949-430-5802

E-mail: [dcurran@keystonepacific.com](mailto:dcurran@keystonepacific.com)

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

### COMMON AREA ISSUES:

**Chelsea Gentry**

Phone: 949-838-3254

[cgentry@keystonepacific.com](mailto:cgentry@keystonepacific.com)

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

Phone: 949-833-2600

[customer-care@keystonepacific.com](mailto:customer-care@keystonepacific.com)

### CLUBHOUSE RESERVATIONS and POOL FOBS:

Chelsea Gentry

Phone: 949-838-3254

[cgentry@keystonepacific.com](mailto:cgentry@keystonepacific.com)

### EVENTS COMMITTEE

If you are interested in becoming a volunteer, or donating items for future events, please contact Management. As the events continue to grow, we will need more people within the community to help by providing their time to run future events.

**Website: [www.alberhillranchhoa.org](http://www.alberhillranchhoa.org)**

# JULY 2015 REMINDERS

Please note, Keystone Pacific will be closed July 3, 2015 in observance of Independence Day. 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 - Thursdays

Trash cans are not allowed to be in view of the common areas 12 hours prior to and 12 hours after collection.

## 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](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 951-491-6866 or send an e-mail to [customer care@keystonepacific.com](mailto:customer care@keystonepacific.com) to request an ACH application.

## MARK YOUR CALENDARS:

**July 11, 2015**—The events committee is hosting a potluck at the pool area on July 11, 2015 at 4:00 PM prior to the Movie at the Pool. All are welcome to come down and meet your neighbors. You may bring whatever you wish, excluding alcoholic drinks.

**August 1, 2015**—The events committee is hosting a casino night at the Clubhouse for Adults Only. Please mark your calendars and go to the Alberhill Ranch website or the August newsletter for further information.

**September 19, 2015**—Alberhill Ranch 10th Birthday Party—Yes, that is correct, Alberhill is turning 10!! The events committee is hosting a Luau for the Alberhill Ranch 10th Birthday Party. All homeowners and current residents are welcome to attend. In an effort to provide the catering company a number, there will be a nominal charge of \$5.00 for children and \$10.00 for adults. A ticket will be provided and can be purchased at the clubhouse.



Please contact Management for further information regarding any of the events.

### IMPORTANT AREA NUMBERS:

**Police** (non-emergency):  
(800) 950-2444

**ROVE:**  
(800) 950-2444 (Press 5)

**Trash & Graffiti:**  
(951) 245-3186

**Animal Control:**  
(951) 674-0618



**Crime Prevention:**  
(800) 782-7463

**City Services:**  
(951) 674-3124

**Fire Department:**  
(951) 674-2161

**Code Enforcement:**  
(951) 674-3424 ext. 227