



October 21, 2022

RE: Rule Change

Dear Homeowner:

In accordance with California Civil Code 4360, the Association must post notice of proposed rule changes, stating the purpose and effect, to the membership at least twenty-eight (28) days before making the change or adopting a new rule.

The purpose and effect of the rule change is as follows:

- 1) Remove the delinquency policy from the Rules and Regulations making the Delinquency Policy a standalone document. This will allow the Board to adjust it as needed going forward since it is a policy and not a rule.
- 2) Add the Board approval to pass the Notice of Past Due Assessment processing cost charged to the Association, in the amount of \$30 per late letter, on to the delinquent homeowner. This fee is in addition to the existing late charge the Association already charges late-paying homeowners. The \$30 fee will be passed on to late-paying homeowners rather than being borne by the Association. The Board previously acknowledged the fee would be passed on to the homeowners starting October 2022.

If you have any comments or concerns for the Board of Directors regarding this proposed revision, please e-mail Darren Mandel at dmandel@keystonepacific.com and your correspondence will be forwarded to the Board for review and consideration. The Board will vote on this proposed rule and regulation document change at the next scheduled Board meeting.

Should you have any questions, please do not hesitate to contact the undersigned at 951-395-1202.

Sincerely,

At the Direction of the Board of Directors,
Alberhill Community Association

Darren Mandel

Regional Manager

KEYSTONE | 949.833.2600 | kppm.com
reconnect@keystonepacific.com
alberhillranchhoa.org

