

DECEMBER 2021

THE SUMMERLANE TIDE

www.summerlanehomes.com

2022 ANNUAL MEETING & ELECTION

The 2022 Annual Meeting and Election will be held on March 8 2022, at 6:00 PM. There are three (3) director positions up for election this year. The location of the annual meeting and election will be via Zoom video conference call.

The Board meets on a bi-monthly basis, on the 2nd Tuesdays of the months of January, March, May, July, September and November. If you are interested in running for the Board of Directors, please fill out the attached candidacy application and return it to Management by December 31, 2021.

TIPS TO KEEPING YOU & YOUR PACKAGES SAFE

- When keeping a fresh tree in your home, be sure to water appropriately and arrange to dispose of it promptly after the holiday. Dried trees can create potential fire hazards.
- We all love to decorate for the holidays, and the more festive the better! However, covering bushes and trees located in the common area, with webs or lights hampers the landscapers from maintaining those plants, and your décor may be damaged when its time to trim!
- Have packages delivered to where you are, not where you aren't. If you are not working from home, consider having packages delivered to your place of employment instead of your home.
- Use tracking numbers and delivery notifications. Most companies are able to send you a text or an email when your package arrives. Pick up packages promptly after these notifications are received.
- Request packages to be placed in a less conspicuous spot, such as, a side door or behind a planter or garbage can.
- Install a smart security camera or doorbell camera, like Ring or Nest, at your front door.
- Request a signature on delivery of packages, when possible.
- Opt to have a package shipped directly from store to store so that you can safely pick it up from the location near your home.
- Breakdown boxes before placing curbside. A large box advertises new merchandise inside the home.
- Keep an eye out for suspicious vehicles and people in your neighborhood. Be sure to report suspicious activity to the Huntington Beach police department as it is occurring.

GRAFFITI HOTLINE: (714) 960-8861

Please report City/Utility tagged areas to this phone number.

BOARD OF DIRECTORS:

President: Michael Welsch
Vice President: Richard Potter
Treasurer: Anthony Piazza
Secretary: Wade Friedrichs
Member at Large: Pascal Reid

NEXT BOARD MEETING:

Tuesday, January 11, 2022
Time: 6:30 PM General Session
Location: SummerLane Clubhouse
5261 Foxglove Dr.
Huntington Beach, CA 92649

The final agenda will be posted on the bulletin board in the pool area. You may also obtain a copy of the agenda by contacting Management at 949-838-3202.

IMPORTANT NUMBERS:

ASSOCIATION MANAGER:

Adrian Robertson
Phone: 949-838-3202
arobertson@keystonepacific.com

Emergency After Hours:
949-833-2600

COMMON AREA ISSUES:

William Tsai
Phone: 949-477-0938
wtsai@keystonepacific.com

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

Phone: 949-833-2600
customercare@keystonepacific.com

POOL KEYS: \$25.00 each.

Managed by Keystone
16775 Von Karman Ave., Suite 100
Irvine, CA 92606

DECEMBER 2021 REMINDERS

- Keystone will be Closed in Observance of the Following Days:
 - * Christmas Eve - Friday, December 24th
 - * Christmas Day Observed - Monday, December 27th
 - * New Year's Eve - Friday, December 31st
 - * New Year's Day Observed - Monday, January 3rd
- 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.
- Rainbow Disposal Company Refuse Collection Day-Fridays.
- Street Sweeping: 1st and 3rd Wednesdays each month
- Board Meeting: Tuesday, January 11, 2022
 - Time: 6:30 PM General Session
 - Location: SummerLane Clubhouse
 - Address: 5261 Foxglove Dr.
Huntington Beach, CA 92649



PARKING REMINDERS FOR STREET SWEEPING DAYS

Street sweeping occurs on the 1st and 3rd Wednesdays each month. The work performed is a power sweeping of the roadways including curb lines. Gutter brooms are utilized to clean all curb lines and water is also used to eliminate dust pollution and to get a more efficient clean. Please remove your vehicles from the street on these designated days, each month, so that the street sweeper can clean the street to the very best of their ability.

It is important to note that flowing or standing water in the gutters impacts the quality of sweeping. Algae and mud also impact the quality of sweeping and causes a smearing effect. Perhaps adjusting your irrigation times, on the 1st and 3rd Wednesdays each month, would be helpful to keep the gutters dry until after the street sweepers have performed their service for the day.

STREET PARKING REMINDERS

Parking in the SummerLane neighborhood poses some challenges. We are kindly requesting that you exhibit extreme consideration and courtesy to all of your surrounding neighbors when it comes to your household's extra vehicles. We ask that you utilize your garage and driveways for the parking of all of your vehicles, and that you refrain from parking your vehicle in a manner that blocks the path of travel on the sidewalk. Please be cognoscente of the visibility your neighbor requires to back out of their garage freely and safely. Do not park within 2' of any mailbox or 12' of a fire hydrant.

Additionally, in the event of an emergency, every second counts. Please do not park in a manner that an emergency response vehicle cannot access a driveway.

Please make sure your garage is being made accessible to store the maximum number of vehicles your household possesses. Parking vehicles in your garage, instead of on the street, improves the curb appeal of the community and makes it much more charming to potential buyers wanting to purchase in the neighborhood.

PLEASE PICK UP AFTER YOUR PET

All pet Owners are responsible for cleaning up any pet excrement or other unsanitary conditions caused by their pets on their property and in the common area of the community. Please utilize the doggie walk bags provided in the stations throughout the community and dispose of your pets excrement in your own trash receptacle.

APPLICATION FOR CANDIDACY FOR THE BOARD OF DIRECTORS

Dear Homeowner:

The Annual Election will be held in . If you are interested in serving on the Board, please complete this application and return it to **KEYSTONE** by 5:00 PM on . For specific candidate qualifications, please contact Management for a copy of your community's Election Rules.

Members are encouraged to confirm their personal contact information by the deadline set forth for submitting nominations to ensure that Members have an opportunity to review their personal information at least thirty (30) days before ballots are mailed.

NAME: _____

(Note: Be sure to complete and return verification information on page 2 of this application)
Candidacy statement needs to be kept to one page. Please type in the information requested below.

WHY WOULD YOU LIKE TO SERVE AS A BOARD MEMBER?

WHAT IS YOUR BACKGROUND?

WHAT IS YOUR VISION FOR THE COMMUNITY AND WHAT WOULD YOU LIKE TO ACCOMPLISH DURING YOUR TERM OF OFFICE?

PLEASE NOTE: PER CALIFORNIA CIVIL CODE SECTION 5105(a), A COPY OF THIS FORM MAY BE INCLUDED WITH THE OFFICIAL BALLOT. THE CANDIDATE/MEMBER IS SOLELY RESPONSIBLE FOR THE CONTENT OF THIS COMMUNICATION. THE ASSOCIATION DOES NOT EDIT OR REDACT ANY CONTENT

APPLICATION FOR CANDIDACY FOR THE BOARD OF DIRECTORS

HOMEOWNER VERIFICATION INFORMATION

ADDRESS: _____

WORK PHONE NUMBER: _____

HOME PHONE NUMBER: _____

CELL PHONE NUMBER: _____

E-MAIL ADDRESS: _____

I, _____, hereby certify that the information above is true and correct and that I have not been convicted of a crime which, if elected, would either prevent the Association from purchasing fidelity bond coverage required by California Civil Code section 5806 or terminate the Association's existing fidelity bond coverage.

Signature: _____ Date: _____

To request an electronic copy of the Candidacy Application, please contact reconnect@keystonepacific.com.

Completed Candidacy Applications must be submitted to reconnect@keystonepacific.com or to the following address before the deadline: