

October 2021

Greenbriar Neighborhood Corporation



www.greenbriarhoa.org



AUGUST 2021 BOARD MEETING HIGHLIGHTS

- Approval of the May 25, 2021 General Session Meeting Minutes
- Review and Approval of the May 31, 2021 and June 30, 2021 Meeting Minutes
- Approval of the Water Intrusion Policy, as was sent to the membership for a 28-day comment period in accordance with Civil Code
- Approval of the Stored vehicle provision, which will be treated as a rule change and mailed to the membership for a comment period prior to adoption
- Approval of the proposal from Cresta Verde Landscape to treat Tristanias throughout the community
- Approval of the proposal from Pilot Painting to paint the handrails and light poles throughout the community
- Approval of the proposal from Absolute Signs to install new address signage at locations along Sklar and Zinnia

Fire Sprinkler Inspections-Thank you!

Thank you so much for your cooperation during the recent fire sprinkler inspections! Thank you so much for helping us keep your community safe.

TRICK-OR-TREAT

With Halloween fast approaching, it is especially important to remember to proceed with extra caution while driving throughout the community. The combination of trick-or-treaters and the absence of light make it crucial that safe driving be practiced by all. This includes following designated speed limits and making a complete stop whenever approaching a stop sign. Be safe and have a Happy Halloween!

BOARD OF DIRECTORS:

President: Winston McColl
Vice-President: Patrick Carnie
Treasurer: Jeff Prinz

NEXT BOARD MEETING:

Monday, November 08, 2021
6:30 p.m. via Zoom

The final agenda will be posted at the mailboxes. You may also obtain a copy of the agenda by contacting management at skarlovic@keystonepacific.com

IMPORTANT NUMBERS:

ASSOCIATION MANAGER:

Sarah Karlovic
Phone: 949.570.1305
Emergency After Hours: (949) 833.2600
Fax: (949) 377.3309
skarlovic@keystonepacific.com

COMMON AREA ISSUES:

Carissa Andrus
Phone: 949-508-1112
candrus@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: (949) 833.2600
customercare@keystonepacific.com

ARCHITECTURAL DESK:

Phone: (949) 838.3239
architectural@keystonepacific.com

LARMAC Information:

First Service Residential
Megan Otte
Member Services Admin
Megan.otte@fsresidential.com

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



October 2021 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.

Trash Pick-Up Day - Pick-up on Thursdays (upper half) & Fridays (lower half). Please remove trash cans from the common areas after this day.

Board Meeting Tentatively scheduled for Monday, November 08, 2021 - via zoom

Manager Change?
Nope!...well not really. You may have noticed a different Manager Name on the previous newsletter. Sarah Karlovic was on leave for June and July. In her absence, Bryanna Chrisp was managing Greenbriar, but Sarah has since returned.

PARKING REMINDERS

PARKING IN FIRE LANES IS STRICTLY PROHIBITED. VIOLATORS MAY BE SUBJECT TO TOW AT HOMEOWNER’S EXPERNSE.

Parking remains an issue in the community. Please do your part to be a courteous neighbor and be mindful of the following parking guidelines:

- Vehicles shall not extend into a sidewalk or impede access over any common area.
- Contractors shall not leave vehicles or equipment on streets overnight or park in the alley's near garage entrances as these are fire lanes.

TRASH CANS

Please be reminded that per community guidelines, trash cans are to be stored out of view of the common area. Therefore, in abidance of community guidelines, please do not store trash cans on your driveway nor on the side of your home in front of the gate. Please ensure that they are stored in the garage or behind the gate. Also please be reminded that trash cans are to go on the street for collection no sooner than the evening before trash collection day and removed from the street no later than the end of trash collection day. Failure to comply with this rule will result in being called to a hearing before the Board of Directors and possibly fined.

HEY DID YOU KNOW...

Any portion of the landscape you do not maintain is considered to be common area. This means owners/residents should not be altering that plant material. This includes planting new items, trimming what’s there or removing anything. Also, while it seems efficient, owners and residents should not stop the landscape crew to discuss concerns. If everyone did this they would have a hard time completing their day to day tasks. If you have a common area plant issue that needs to be addressed please contact management

If homeowners ever have any maintenance questions or concerns, please feel free to send an email to Carissa Andrus. She may be contacted at candrus@keystonepacific.com or (949) 508-1112.

