

OCTOBER 2009

TRAILWOOD NEWS

www.trailwood.org

COMMUNITY
NEWSLETTER

STOP SIGNS

When driving through the community please remember to come to a complete stop at all of the stop signs! There are lots of children who enjoy playing outdoors and many residents who enjoy a leisurely walk through the community. Please help ensure everyone's safety by stopping at all of the stop signs and obeying the 20 mph speed limit.

SAVE THE DATE!

6th ANNUAL TRAILWOOD HARVEST FESTIVAL

SATURDAY, OCTOBER 24, 2009

3:00PM - 6:00PM

The 6th Annual Trailwood Harvest Festival will be held at Trailwood Park. We had over 600 residents attend last year! There will be many fun activities including a magic show. We are looking for volunteers to help set-up on Saturday morning and clean-up afterwards. Please call Cindy Ritter at Keystone Pacific at 949.838.3245 if you can help.

NEWSLETTER ADVERTISING

Would you like to include an ad for your business or non-profit organization in the Trailwood newsletter? The newsletter ad fees are \$10.00 per month for a business card-sized ad, \$20.00 per month for a quarter page ad, \$40.00 per month for a half page ad and \$80.00 per month for a full page ad. Additionally, if you purchase a full twelve months worth of ad space in advance, you only pay for 10 months and get two months free (i.e. \$100.00 vs. \$120.00 for a business card-sized ad). If you are submitting a new ad, the non-refundable fee must be paid in advance, payable to Trailwood Maintenance Association (send to Keystone Pacific—address on pg. 2). Ads must be submitted via email in .jpeg, .gif or Word files. All ads are rotated and will be published on a space available basis. There is no guarantee that a particular ad will run in a particular month. All ads are subject to Board discretion and approval.

COMMUNITY IMPROVEMENTS

The Board of Directors recently approved several improvement projects for Trailwood. The first project was the repainting and re-strapping the pool furniture. The furniture was severely discolored with rust stains, and the new straps enhance the beauty of all the recent pool improvements. The second project was the remodeling the inside of both the gate houses. The gate houses were in a significant state of disrepair, and the renovations improve the ergonomics and overall environmental conditions for our gate attendants. Finally, the Board approved the installation of a new closing system to be installed on all of the pedestrian gates and the pool gate. This new closing system should drastically decrease the amount of money spent each year replacing, repairing and adjusting the old closing systems, as well as provide better stability and security by ensuring the gates close properly without slamming. All of these projects have been completed and they look great!

Your Board of Directors

President:

Christine Daily

Vice President:

Bob King

Treasurer:

David Northcutt

Secretary:

Hilary Lemansky

Member at Large

Vacant

Next Board of Directors Meeting:

November 17, 2009

*Keystone Pacific Office,
Irvine.*

*General Session begins at
6:30 pm.*

*If you wish to address the
Board at the meeting, you
must contact the
management office prior to
the meeting to have your
name and item of discussion
placed on the agenda.*

*The final agenda will be
posted on the bulletin board
in the pool area at least 4
days in advance of the
meeting. You may also
obtain a copy of the agenda
by contacting management
at (949) 838-3207.*

Halloween Safety Tips

- Consider fire safety when decorating. Don't overload electrical outlets with holiday lighting or special effects.
- Plan costumes that are bright and reflective. Make sure that shoes fit well and that costumes are short enough to prevent tripping, entanglement or contact with a flame.
- Remind all household drivers to remain cautious and drive slowly throughout the community.
- Law enforcement authorities should be notified immediately of any suspicious or unlawful activity.
- Take extra effort to eliminate tripping hazards on your porch and walkway. Check around your property for low tree limbs, support wires or garden hoses that may prove hazardous.
- Secure emergency identification (name, address, phone number) discreetly within Halloween attire or on a bracelet.
- Review the principle of "Stop, Drop and Roll," with your children should their clothes catch on fire. Openly discuss appropriate and inappropriate behavior at Halloween time.

Entering the Community

All resident vehicles must have a laser decal affixed to a window on the left hand side of the vehicle. If you are a resident and do not have a laser decal you must enter the property from the guest lane. Please be prepared to provide your name, address and pass code to the attendant to gain entry to the property. Please always be courteous and provide the information requested. These procedures have been put into place for your protection.

If your laser decal stops working or if you need an additional laser decal for a new vehicle please obtain a request form from the gate attendant or you may contact Bea Garrahy at Keystone Pacific (949) 838-3207.

LANDSCAPE WATERING TIPS

Below are some suggested guidelines for efficient watering of your yard. These are guidelines only, and exact times and cycles will vary according to the slope of your property, sun/shade, and plant types.

<u>MONTH</u>	<u>TURFGRASS</u>	<u>TREES, SHRUBS AND GROUNDCOVER</u>
October	Water 4 days a week, 2 cycles of 3 minutes.	Water 2 days a week, 2 cycles of 4 minutes.
November	Water 4 days a week, 2 cycles of 3 minutes.	Water 2 days a week, 2 cycles of 4 minutes

By "cycling" your irrigation timer to turn on for the suggested number of minutes an hour apart, you reduce runoff and gain deeper watering and healthier root growth. Start with this weekly schedule and increase the times only if your plants show signs of stress.

MANAGEMENT/COMMUNITY INFORMATION

LASER DECALS: Forms are available at the Canyonwood Guardhouse. Mail your completed form and your payment check to Keystone Pacific, attention Bea Garrahy.

PARK GAZEBO RESERVATIONS OR MAINTENANCE REQUESTS: Please contact Community Associate Bea Garrahy at 949-838-3207 or bgarrahy@keystonepacific.com.

BILLING QUESTIONS: Please contact Accounting at (949) 833-2600 or accounting@keystonepacific.com.

CANYONWOOD GUARDHOUSE: (714) 832-0586; Fax (714) 832-1551.

CREEKGLLEN GUARDHOUSE: (714) 573-9879.

COMMUNITY MANAGER: Cindy Ritter, CCAM®

Keystone Pacific Property Management, Inc.

16845 Von Karman, Suite 200 Irvine, CA 92606

Direct Line: (949) 838-3245 ~ Fax: (949) 833-0919

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