

# PACIFIC RIDGE

www.pacridge.net

Professionally Managed by Keystone Pacific Property Management, Inc. - 16775 Von Karman, Ste. 100, Irvine, CA 92606

## **REFUSE & TREE PICK UP CR&R**

*Observes the Following Holidays:*

- \*Christmas Day
- \*New Years Day



If the holiday falls during the week the trash service will be postponed by one day. Example if July 4th is a Monday, and your normal collection day is Thursday, they'll see you on Friday.

Christmas tree pick up will begin December 26th-January 15th. Please remove all ornaments, lights, stands, and cut the tree in half if over 6 feet tall. If possible, please place your tree bottom first and upright in your green waste container. If you cannot use the green waste container or do not have one, place your tree curbside on your service day and our tree collectors will come by in a separate truck, there is no need to call the office. It's important to identify and remove materials unsuitable for recycling. Please review this section for more information on the Do's and Don'ts for Recycling. If you have questions about how to join the recycling program in your area, or plan a clean-up project, please [contact CR&R 1-800-826-9677](tel:1-800-826-9677).

### ***Do's***

- \*Corrugated Cardboard \*Junk Mail
- \*Magazines \*Phonebooks \*Chipboard (Cereal/Cracker Boxes)
- \*Newspaper \*Computer paper \*Any White Paper \*Mixed Paper



### ***Don'ts***

- \*Waxed Milk Cartons \*Waxed Paper \*No Mixed Products such as combinations of metal and paper
- \*Soiled Paper



## **2015 HOLIDAY HOUSE DECORATING CONTEST**

The time of year has come again to “deck the halls” by decking out the exterior of your home with holiday cheer! The annual house decorating event will be held on December 16, 2015. The homes will be judged between 6:00 - 7:30 P.M. to determine who is the most festive, so all you enthusiasts get started looking through your holiday decorations! There will be three individual winners, 1st, 2nd and 3rd and one street will be awarded the “Most Festive Street”. If you place this year, we would appreciate it if you keep your display on at night through Christmas for your neighbors to check out. If you are selected, a sign noting your placement will be displayed in your yard. The award sign will be yours to keep. So join in on this fun event and show us your stuff! **PHOTOS OF THE WINNERS WILL BE PLACED ON THE WEBSITE AND IN THE JANUARY NEWSLETTER!** Good luck to everyone!!!

### **BOARD OF DIRECTORS:**

- President – David Shafer
- Vice President – Anton Leo
- Treasurer – Mel Owens
- Secretary – Kevin Haboian
- Member at Large – Rich Schlesinger

### **AVCA – DELEGATE**

David Shafer

### **NEXT BOARD MEETING:**

The next Board meeting will be held on December 2, 2015 in the Aliso Viejo Conference Center, 31 Santa Barbara, Aliso Viejo.

The final agenda will be posted at the tot lot and on your website at least 4 days in advance of the meeting. You may also obtain a copy of the agenda by contacting Management at 949-838-3250.

### **IMPORTANT NUMBERS:**

#### **ASSOCIATION MANAGER:**

Kim Hockings  
 Phone: 949-838-3250  
 E-mail: [khockings@keystonepacific.com](mailto:khockings@keystonepacific.com)  
**Emergency After Hours: 949-833-2600**  
 Fax: 949-833-0919

#### **COMMON AREA ISSUES:**

Mindy Lewis  
 Phone: 949-838-3246  
 E-mail: [mlewis@keystonepacific.com](mailto:mlewis@keystonepacific.com)  
**Emergency After Hours: 949-833-2600**  
 Fax: 949-833-0919

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

Phone: 949-833-2600  
[customer-care@keystonepacific.com](mailto:customer-care@keystonepacific.com)

### **COMMUNITY AD:**

**Tutor:** Credentialed teacher available to tutor students in reading, writing, math, and other subjects. Individual or small group tutoring offered. Call Terrie (949) 448-8363.

## DECEMBER 2015 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.
- Keystone Pacific will be Closed in Observance of the Holiday Season
  - \* Christmas Eve - Thursday, December 24th
  - \* Christmas Day - Friday, December 25th
  - \* New Year's Eve - Thursday, December 31st

**Trash Pick-Up Day - Tuesday - Please remove trash cans from the common areas after this day.**

**Street Sweeping Day - 1st & 3rd Wednesday of every month from 8:00 A.M. to noon. Please remove your cars from the street!**

**Next Board Meeting - December 2, 2015 at 6:30 P.M. at the Aliso Viejo Conference Center, 31 Santa Barbara, Aliso Viejo, Ca. 92656.**

### 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 949- 833-2600 or send an e-mail to [customer care@keystonepacific.com](mailto:customer care@keystonepacific.com) to request an ACH form.

### SUBMIT A MAINTENANCE REQUEST!

Using your smart phone, please scan the QR Code below to submit a maintenance request form. We look forward to serving you.



### 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 "Update My Profile" page once you have logged into your billing account at [www.kppmconnection.com](http://www.kppmconnection.com).



### RODENT/INSECT TREATMENT NOTIFICATION

Animal Pest Management, the pest control company that services the community, will be treating the common areas for rodents on , 12/4, 12/11, and 12/18 using the following pesticides:

<b>Pesticides</b>	<b>Meadow Mouse</b>	<b>Rat/House Mice</b>
Diphacinone Bait .005% (10965-50001)	X	
Maki Bait Blocks (7173-189)		X
Ramik Mini Blocks(61282-26)		X
Rozol Vole Bait	X	
Zinc Phosphide (12455-17)	X	