



# THE TRAILS

Volume II Issue 12

Orange Park Community Association

December 2002



## RESIDENT ALERT !!!

There has been a rash of vandalism here in Broadmoor Park and Saddlehill Ranch. There have been several incidents of vehicles driving on our landscaped areas. One vehicle jumped the log barrier in one of the parking lots to drive on the greenbelt.

And over the holiday season there were reports of graffiti, both to association property and to one of our homeowners automobiles.

**If you see incidents of vandalism [in any form] or suspicious activity, you need to make two phone calls. First to the Orange Police at 714-744-7444 and then to Patrol One at 714-541-0999 or Cardinal at 714-779-1300.**

This column will be a new monthly feature in our newsletter. If you have suggestions or want an item placed in this space, notify Theresa at Cardinal Property Management or send an email to:

*newsletter@broadmoor-saddlehill.org*

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### OPCA Board Meetings 2nd Thursday of Every Month



Fellowship Hall  
Salem Lutheran Church  
6500 East. Santiago Canyon  
Road

*Open Session Begins at 7:00 p.m.*

Visit the Broadmoor Park – Saddlehill Ranch website for the latest news of our neighborhood and the OPA community.

**www.broadmoor-saddlehill.org**



## Orange Park Community Association Business & News

### Board Meeting News and Committee Highlights

#### Minutes & Financials:

On Motion duly made, seconded and unanimously carried, the Minutes of the November 14, 2002 Regular Meeting of the Board of Directors were approved as corrected.

On Motion duly made, seconded and unanimously carried, the October 2002 Financial Statements for both the Association and the Stables were accepted as prepared.

The Board reviewed the revised Landscape Contract approved at the November 2002 Meeting.

The Board reviewed and discussed the response letter from Association Reserves, Inc. regarding the replacement of the electrical boxes. Allen Prather reported that he had inspected the electrical boxes and found only four that needed to be replaced at this time. A quote for replacement of the electrical boxes will be available within ninety days.

#### Architectural & Neighborhood Compliance Committee:

There was no report from the Architectural Committee this month. The Board reviewed the November 2002 site inspection report and the Committee Member listing.

#### Arena & Trails Committee:

There was discussion regarding the maintenance of the trail known as the "Roller Coaster Trail". Owners present felt the trail should be closed due to the unsafe condition. David Letour-

neau reported he had been informed that the County owned the trail and was not the Association's responsibility to maintain. A resident stated that he understood that the Orange Park Association was responsible for all perimeter trails. Cardinal was directed to work with Mr. Letourneau in obtaining documentation verifying ownership of the "Roller Coaster Trail". After further discussion, a Motion was duly made, seconded and unanimously carried

to temporarily close the "Roller Coaster Trail" until decisions regarding whether to permanently close the trail or install an alternate trail were made, if the documentation verified the Association legally owned the property.

#### Community Action Task Force:

The Board advised that a new president had taken over at the college and that it would be a

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### Message From Your Security Committee

Your Security and Parking Committee is starting a new column for updates whenever they seem appropriate to keep you informed on matters of common interest. Watch for updates.

Additionally, the following were reported and/or requested at the monthly Board of Director's Meeting on December 12, 2002.

Scam artists are at work in OPCA! They say they will repair all dents and/or scratches on your personal vehicles, but do a poor job, usually asking to be paid by your personal check and try to come into your home whether invited or not! Be extra alert.

One resident reported the theft of the registration tag from their rear license plate. The vehicle was on their driveway during the night and someone cut the license plate with tin snips and took only the registration tag part of the license. If you park your vehicle(s) in your driveway at night try to be extra alert!

If you were present at the Neighborhood Watch meeting at the lake on August 22, 2002, you will probably remember this, but it is a reminder to all of us in Broadmoor - Saddlehill.

"The Orange Police Department should always be notified whenever you are confronted by an intruder in or on your property, a scam artist of any type comes to your door, you see a vehicle speeding on our streets or damaging anyone's personal property or some structure (shrubbery, trees, tennis courts, stables, pool etc), or they are obviously not accompanied by a resident or working for or with a resident."

It should also be noted there are several issues to do with parking, and the Security and Parking Committee is working closely with the Board of Directors to reach an amiable solution to all of these issues. At present the 72 hour parking and 24 hour parking issues are the top priorities, and the issue of citing overnight street parking remains close behind. (Several solutions are being evaluated on these issues.)

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good opportunity for the Community Action Task Force to meet the president and discuss issues such as location of new buildings and lights at the college that would impact the Association. The Board Liaison was to contact Harvey Moore the Chair of the Community Action Task Force regarding this issue.

#### **Hearing Committee:**

There was no report from the Hearing Committee this month. It was announced the next Hearing Committee Meeting was to be held one week after the January 2003 Board Meeting.

On Motion duly made, seconded and unanimously carried, Pat Geis was appointed to serve on the Hearing Committee.

#### **Landscape Committee:**

Don Tooker, Landscape/Tennis Court Committee Chair, reported that a compromise had been reached with the homeowners along the lake regarding the trees that were planted between their deck and the lake. The Board questioned whether other owners along the corridor were affected. Mr. Tooker advised the Board that the trees that were planted along this corridor and any other areas within the Association were replacement trees for the eucalyptus trees that had to be removed. Owners present reported that the cypress trees along Newport were beginning to look bad. Mr. Tooker advised that the cypress trees were to be replaced in accordance with the current tree replacement plans.

#### **Master Planning Task Force:**

JW Norris, Master Planning Task Force Chair, reported that the task force was in the process of regrouping and would have a report ready in the Spring of 2003. Volunteers are actively being sought.

#### **Pool Committee:**

It was reported that the pool and restrooms were in good condition and all was well in that area.

#### **Recreation & Hospitality Committee:**

The Board requested that the Recreation/Hospitality Committee organize the Spring Cleaning/Dumpster Day in April 2003 and consider opening the event up to the public if the Association provided additional security.

#### **Security & Parking Committee:**

Don Tooker volunteered to work with Cliff Nelson, Security/Parking Committee Chair, to oversee the patrol officer and monitor vandalism and damages. On Motion duly made, seconded and unanimously carried, Don Tooker was appointed to serve on the Security/Parking Committee.

Several owners present voiced concerns regarding the current patrol officer not providing the service the Association was paying for, such as enforcing the parking rules for all owners, responding to calls, and providing written reports. The Board advised the owners present that they needed to provide the Board with specifics regarding these issues. After further discussion, a Motion was duly made, seconded and unanimously carried to request a new patrol officer for a period of thirty days that was trained

and duly informed of the Association's post orders. Cardinal was directed to advise Patrol One of the Board's decision.

Cliff Nelson, Security/Parking Committee Chair, reported that he had reviewed the proposals from Patrol One regarding providing random patrols on the regular patrol officer's two days off. Mr. Nelson recommended the Board approve the proposal for four random patrols each day the regular patrol officer was not on duty. On a Motion duly made, seconded and unanimously carried, the proposal from Patrol One to provide four random patrols on the two days the regular patrol officer was not on duty was approved.

Mr. Nelson reported the Committee had met on November 26, 2002 with the current patrol officer regarding parking enforcement, reports and a schedule for the forty hours per week the patrol officer was on duty. Mr. Nelson further reported that too many of the Association's residents were parking vehicles on a regular basis in the lower parking lot and requested signs be posted stating the rules regarding parking. The Board advised Mr. Nelson to provide the sign verbiage and

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**2003**

**BROADMOOR PARK  
SADDLEHILL RANCH  
ACTIVITY CALENDAR**

**Watch this space for exciting announcements of future events and tell all of your friends...**





## Classifieds and Services

Want to place an ad. E-mail your text based ad to  
[newsletter@broadmoor-saddlehill.org](mailto:newsletter@broadmoor-saddlehill.org)

*The Trails provides ongoing notices of services available in our community. These notices will continue to be posted for 2 issues at no cost.*

### Baby Sitting:

Megan Norris, in Broadmoor Park, offers baby sitting and pet sitting. Contact her at 771-1164.

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the cost to have the signs made for review at the January 2003 Meeting.

Mr. Nelson requested that a "Resident Alert" column be included in the monthly newsletter. The Board advised Mr. Nelson to meet with the newsletter editor to arrange for the column to be included in the newsletter.

### Stable Renovation Task Force:

Roger Roberts, Stables Renovation Committee Chair, reported that the Committee had met with the Landscape Committee and the Architectural Committee to obtain input from the Committees for the final presentation of recommendations to the Board and membership. Jim Dickinson reported that the Stables Renovation Committee was unable to present their presentation, as the computer software was not compatible with the computer and projector equipment available for use. The Board advised Mr. Roberts of the need to meet with the Finance Committee regarding the stable renovation plans, it was determined that a meeting was to be held on January 6, 7, or 8, 2003.

### Additional Business:

There was discussion regarding the signs at the entrance of the Association that were posted on the gates. It was determined that the signage issues would be addressed in the Master Plan.

There was discussion regarding the need to paint the fire hydrants throughout the Association. It was determined the fire hydrants were to be painted red. Cardinal was directed to obtain a proposal from Advanced Painting to paint the fire hydrants within the Association.

### Annual Meeting:

As there was not a quorum it was announced at 8:00 p.m. that the Second Calling of the Annual Meeting was to be held on January 9, 2003.

## Orange Park Community Homeowners Association

### Board of Directors

**Jim Dickinson**  
President

**Dave Letourneau**  
Vice President

**Allen Prather**  
Secretary

**Jane Conti**  
Treasurer

**Jo Myers**  
Member-at-Large

### Property Management

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Newsletter Editor  
J W Norris

## SERVICES/EMERGENCIES

<b>Orange Police</b>	714-744-7444
<b>Orange Fire</b>	714-288-2500
<b>Patrol One Security</b>	714-541-0999
Animal Control (Strays)	714-935-6848
Animal Control (Bark)	714-834-6942
So Cal Edison	800-684-8123
So Cal Gas	800-427-2200
Orange City Hall	714-744-5500
City Water Department	714-288-2475
Waste Management	714-685-5108
Pacific Bell	888-884-2375
Time Warner Comm.	714-898-3800

### About this Newsletter...

This Newsletter is a private publication distributed on behalf of the Orange Park Community Association Board of Directors. It is delivered exclusively to the membership of the Association.

**24 Hr. Emergency/After Hours  
Services Call:**  
—714-739-7736—