



THE TRAILS

Volume 3 Issue 9

Orange Park Community Association

September 2004

The Stable renovation is complete and the Task Force has been disbanded. Please join us in a ribbon cutting ceremony, scheduled for Sunday October 3, 2004 beginning at 11:00 AM. Refreshments will be served and all are welcome.



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— revised February 2004 —	

Notes from the Security Committee

There continues to be random incidents of vandalism here in Broadmoor Park & Saddle Hill Ranch. All of the pool furniture was found in the pool one evening lately. The pool restrooms have recently be vandalized—twice. We ask that any suspicious activity be reported to Anaheim Hills Patrol [714-524-5700] or to the Orange Police Department [714-288-2500]. Do not open the entry gates for someone you do not know. Let's keep our community safe and secure.

OPCA Board Meetings 1st Thursday of Every Month



Salem Lutheran Church
6500 East. Santiago Canyon
Road

Open Session Begins at 7:00 p.m.

Visit the Broadmoor Park – Saddle Hill 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

All present rose for the Pledge of Allegiance.

Homeowners Forum

There was discussion regarding the light pole at Appaloosa Trail and Broadmoor Trail. The Board was advised the light post was a special order and was scheduled for delivery the first week of October. There was some discussion regarding purchasing an extra light post and storing it in the Association's storage unit. As the cost for each light pole was approximately \$1,300.00, no action was taken at this time.

Minutes & Financials

On Motion duly made, seconded and unanimously carried, the Minutes of the August 5, 2004 Regular Meeting of the Board of Directors were approved as corrected.

There was discussion regarding the first draft of the proposed budgets for both the Association and Stables. It was determined the Finance Committee Meeting would present their recommendations for Board review and approval at the October Meeting.

The 2005 Reserve Studies for both the Association and the Stables were distributed to the Board and the Finance Committee for review. Approval will come at the October Meeting.

Architectural Committee

On Motion duly made, seconded and unanimously carried, the Board accepted Stan Baker's resignation as the Chair of the Architectural Committee and appointed Robert Ashford to fill the

position.

Arena & Trails Committee

There was discussion regarding the start date for the arena footing repair, the trail fencing, a drains that a homeowner improperly installed across one of the inner trails and the trail across Saddle Hill that required installation of sand bags prior to the rainy season.

Hearing Committee

On Motion duly made, seconded and unanimously carried, the Board accepted Faith Grimm's resignation as the Chair of the Hearing Committee and appointed Stan Baker to fill the position.

Lakes Committee

The Board reviewed the request sent to Water Systems Maintenance, Inc. to provide a conceptual drawing of the new dock. Allen Prather advised the new dock would look like the old dock except it would be two feet longer and was scheduled to be completed the week after Labor Day.

The Board reviewed the correspondence from a homeowner regarding the reed-cutting project. Cardinal was directed to forward the owner's correspondence to Kent Brown the Lake Committee Chair. Cardinal was also directed to advise the owner that their correspondence had been forwarded to the Lake Committee, and that Vector Control and the Landscape Committee were monitoring the possible mosquito problem, and Vector Control had been out to spray in an effort to avoid any type of infestation.

Landscape Committee

Cliff Nelson, Landscape Com-

mittee Chair, presented a written report. The Committee advised the Board there were approximately one hundred and sixty locations where trees had been removed. Mr. Nelson reported that there were five cypress trees that needed to be removed. The cost for the stump removals would be approximately \$125.00 each. There was discussion regarding the tree that was removed that had a beehive in it.

There was discussion regarding the one tree that had not been removed from the common area planted by a homeowner. After discussion, a Motion was duly made and seconded to reaffirm the position taken at the August 5, 2004 Meeting for both trees to be removed. The Motion failed with three opposed and two in favor of the tree removal. Therefore, it was agreed the one remaining tree would not be removed.

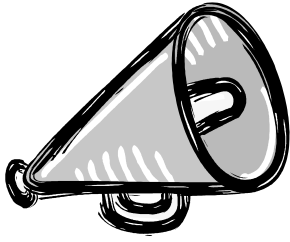
Master Planning Task Force

JW Norris reported for the Master Planning Task Force that a Meeting with Cathcart/Begin was scheduled to be held on September 9, 2004. There was general discussion regarding the time it was taking for Cathcart/Begin to provide a design and the fact that no one had received information on the homeowner survey results. Mr. Norris was to provide the Board and Cardinal with a copy of the survey results report.

Pool & Tot Lot/Tennis Committee

Jane Conti, reporting for the Pool/Tot Lot/Tennis Court Committee, advised the delivery of the infant swing was scheduled for September. Theresa Estrada reported that the pool restrooms had been vandalized again and

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The webmaster needs your help. We are trying to put together a pictorial history of Broadmoor Park & Saddle Hill Ranch to post on our website. Do you have any old photos of life here at Broadmoor/Saddle Hill? Color or B/W is fine—condition does not matter—anything can be scanned into the computer. Please call J W Norris if you would loan us any pictures [714-875-5100—Mobile]

(Continued from page 2)

that the janitorial service had cleaned them up. A homeowner reported his daughter had discovered the pool furniture in the pool and had removed it. It was determined that the Security/Parking Committee Chair would advise the patrol service to monitor the pool area closer. It was determined the pool heater would be turned off on October 31, 2004

Recreation & Hospitality Committee

Jane Conti, reporting for the Recreation/Hospitality Committee, reported the last concert was a huge success and the next concert was the Orange Symphonic Orchestra scheduled for September 18th.

Rules Committee

There was no report from the Rules Committee this month. Jim Dickinson advised a request for Committee members was included in last month's newsletter with no response. JW Norris volunteered to Chair the Rules Committee and Cliff Nelson and Robert Ashford volunteered to serve on the Committee. On Motion duly made, seconded and unanimously carried, the Board appointed JW Norris as Chair of the Rules Committee and Cliff Nelson and Robert Ashford as members of the Committee.

Security Committee

Rita Frederick distributed, and the Board reviewed, the written report from the Security/Parking

Committee. The report was to be attached to the Minutes. There was discussion regarding the crank for the access gates and purchasing new locks, keyed the same, to replace all Association locks. JW Norris advised he was in possession of the crank for the access gates, and it was determined the crank would be put into the control box at the Chapman gate. The Board authorized the purchase of new locks, all keyed the same, to replace the locks throughout the Association.

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2004

BROADMOOR PARK & SADDLE HILL RANCH ACTIVITY CALENDAR

September 18th—5 PM
The Orange Symphonic Band

Watch this space for future announcements!

Don Tooker

It is with great sadness that we announce the passing of Don Tooker. Don had tirelessly served this community for many years before becoming ill a couple of years ago.

For as long as I can remember, Don was the Chairman of our Landscape Committee. Don's continued efforts kept this community looking like the paradise that it is.

Don was a decorated Marine pilot and has written two books, *The Second-Luckiest Pilot* and *Stand Well Clear*. These books mix the tragic with the hilarious, the dead serious with the absurd. Don was able to portray the daily drama of naval aviation in these collections of true stories. He writes a fine yarn about what happens when planes collide, gas gauges show empty, airfields are closed, or the right training manual hasn't yet been written.

Don, a long-standing member of our community, will be deeply missed.

Submitted by J W Norris



Classifieds and Services

Want to place an ad. E-mail your text based ad to
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.

For Sale:

Brand new, white, patterned vertical blinds from 3-Day Blinds to fit every window of a Plan 1, Broadmoor home. Purchased in September, installed in October, taken down immediately and kept in excellent condition since. Please feel free to call and make arrangements to see them in person. House located on Buttonbush Trail. Call [714] 299-0101

For Sale:

Living Air Air Purifier
 As heard on National Radio. Call Today for Information, or a Risk Free Trial! 1-800-325-0513

Remodeling & Construction Services:

Complete home improvement and remodeling services available from Broadmoor resident. 10% discount to Broadmoor and Saddle Hill residents. Call Tom Markey for a free estimate—714-501-8408 or email at tmarkey@pacbell.net

Odd Jobs Wanted:

Young, energetic son of Broadmoor resident seeks summer employment. Clean you stalls, watch your pet, willing to do almost anything. Call Dillon @ 288-1215

For Sale:

Dinette Set—white washed finish. 42" round with an extra 18" leaf. Four swivel chairs [tan vinyl on seats & back], with arms & casters. Very good condition. \$300.00 OBO
 Please call 714-516-1495

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Stable Renovation Task Force

Roger Roberts reported for the Stable Renovation Task Force that the stable renovation project had been completed and all recommendations regarding the homeowners' issues presented at the beginning of the project had been forwarded to the Stable Committee for review and action. Mr. Roberts agreed to provide a copy of the recommendations for Board review. Mr. Roberts presented the Board with his resignation as Chair of the Stable Renovation Task Force, as the project was complete. The Board accepted Mr. Roberts's resignation, thanked him for his time and all his efforts in coordinating the completion of the project, and disbanded the Task Force. At the suggestion of Mr. Roberts, a ribbon cutting ceremony is scheduled for Sunday October 3, 2004 from 11:00 a.m. to 1:00 p.m. with the Association providing refreshments.

The next Regular Board Meeting will be held on Thursday, October 7, 2004.

Cutoff for newsletter submissions is the 10th of the month.

Orange Park Community Homeowners Association

Board of Directors

Jim Dickinson

President

Jo Myers

Vice President

Allen Prather

Secretary

Ed Brislin

Treasurer

Jane Conti

Member-at-Large

Property Management

Theresa Estrada

Account Representative

Cardinal Property Management

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Newsletter Editor

J W Norris

SERVICES/EMERGENCIES

Orange Police	714-744-7380
Orange Fire	714-288-2500
Poison Control	800-876-4766
Anaheim Hills Patrol	714-524-5700
Animal Control (Strays)	714-935-6848
Animal Control (Bark)	714-834-6942
City Water Department	714-744-2233
Graffiti Hotline	714-744-7279
Orange City Hall	714-744-5500
Pacific Bell	800-310-2355
So Cal Edison	800-655-4555
So Cal Gas	800-427-2200
Time Warner Comm.	714-903-4000
Waste Management	714-637-3010

About this Newsletter...

The Trails is an unofficial 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—