



THE TRAILS

Volume 4 Issue 3

Orange Park Community Association

March 2005

2005 Broadmoor Park & Saddle Hill Ranch Activity Calendar

EASTER EGG HUNT

SUNDAY MARCH 20
BEGINNING AT 1:00 PM
AT THE TWINLEAF GREENBELT NEAR THE ARENA

CAMPOUT

FRIDAY JUNE 24
AT THE LAKE

PANCAKE BREAKFAST

SATURDAY JUNE 25
7:00 AM TO 9:00 AM
AT THE LAKE

BACK BY POPULAR DEMAND

THE ALLEY CATS
SUNDAY JULY 10
5:30 PM TO ?
AT THE LAKE



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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

Arena & Trails

It is reported the newly rebuilt "Roller Coaster" trail has held up during the recent rains. Ed Brislin advised that OPA had requested that the Association repair the fencing along the trail. The Board advised the Association's Maintenance Committee would be replacing the exterior trail fencing along the "Roller Coaster" trail, the Newport trail and the Chapman trail using fencing material taken from areas where due to the growth of the vegetation and along fencing walls was no longer needed.

Landscape

Cliff Nelson, Landscape Committee Chair, advised that Water Systems Inc. is still driving over the landscape and causing damage. Cardinal is directed to send another letter to Water Systems Inc. and advise them if this practice did not stop immediately the Board would reconsider their contract. Mr. Nelson is requested to obtain an invoice from TruGreen LandCare for the previous damage and forward it to Cardinal so that Cardinal could deduct the dam-

ages from the next invoice from Water Systems Inc. The Landscape Committee requested that a letter of appreciation be sent to TruGreen LandCare. The Board requested that the tree that appeared to be dead behind Twinleaf Trail on the north side be removed. Mr. Nelson reported that several owners were requesting additional plants be planted in bare areas. The Board agreed minimal plants could be planted at this time with the consideration that the Master Plan included re-landscaping.

Maintenance

Ed Brislin reported the service road by the dam and the pump house needed maintenance. Mr. Brislin agreed to obtain one proposal and Cardinal is directed to obtain a proposal from Ben's Asphalt and National Paving to repair the service road. Mr. Brislin also reported there were problems with v-ditches in several areas. Mr. Brislin agreed to have the v-ditches inspected and would report to the Board.

Master Planning

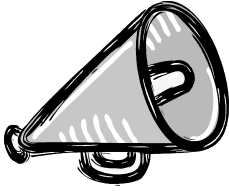
Jim Dickinson reported for the Master Planning Task Force. Mr. Dickinson advised the Master Planning Task Force had completed their commit-

ment and an Implementation Task Force needs to be formed. Mr. Dickinson suggested the members of the Master Planning Task Force and the member of the Finance Committee that were interested form the Implementation Task Force. There was discussion regarding the need for a professional project manager. Cardinal is directed to obtain information on project managers for Board review. There was discussion regarding the Saddle Hill monument sign. The Board advised those present the Saddle Hill monument sign would be replaced and the entrance redesigned.

Pool & Tot Lot

Ed Brislin provided a written report on the needs for repairs at the pool area. Cardinal is directed to obtain proposals for the needed repairs as listed on the written report. Tom Markey agreed to replace the baseboard at the pool entrance at no cost and to provide a proposal for the needed repairs. Mr. Brislin also reported that two tabletops, one chair and one umbrella were broken. Cardinal is directed to advise the Board Liaison and the Pool Committee Chair of the broken pool

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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)

furniture and request they look into replacements.

Security & Parking

Rita Frederick reported that there are lights out in several places within the Association. The Board advised Ms. Frederick to have Alfredo Cruz replace the burnt out lights. Cardinal is directed to insure the light maintenance agreement is scheduled for May 2005 as previously

approved. It is reported the Chapman exit gate was malfunctioning again. Cardinal is directed to issue a work order to have the gate repaired. It is reported the patrol service needed to drive slower through the Saddle Hill portion of the Association.

Stables

Ed Brislin reported that the ramp rail to the dumpster is rusted and needs to be painted and the post for the utilities is rotted out. Allen Prather

agreed to make the necessary repairs.

Old Business

The Board reviewed the information and proposal to replace the fence at Amapola and Ranchwood. After discussion, the Board agreed the fence was not an Association responsibility and would therefore not be replaced.

The next Regular Board Meeting is scheduled for Thursday, April 7, 2005 and will begin at 7:00 PM.

Reminder

Architectural & Landscape changes require approval from the Architectural Committee. Requests must be submitted on the appropriate forms. These forms are available from our website

[www.broadmoor-saddlehill.org]

where they can be downloaded and printed. These forms are also available from Cardinal Property Management [714] 779-1300.

Exterior Paint Color Schemes are available from Dunn Edwards, located at 13662 Newport Avenue in Tustin (877) 449-5503 or 1301 South State College Boulevard, #A, Anaheim, CA 92806 (800) 735-3925.

They are also available from Cardinal Property Management.

Looking for an update on the City of Orange and the Santiago Hills II project. Then point your favorite web browser to http://www.cityoforange.org/depts/comdev/planning/advanced/santiago_hills_ii_east_orange.asp for the most current information.



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.

Baby Sitter:

Broadmoor teenager available for weekend baby sitting. Loves kids. Contact Allie Dickinson at 714-628-9581

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

Office Equipment For Sale:

1—Executive Chair
 2—Naughide Arm Chair
 1—Secy. Chair
 3—Four Drawer File Cabinets
 1—18 Cu Ft Refrigerator with Top Freezer
 Call Everett McClune at 714-639-7398 for further information.

Baby Sitter:

My name is Emily Premo and I am a teenager living in Broadmoor. I'm great with kids of all ages and I have Red Cross babysitting certification. If you need a babysitter, call me at 289-0266. Thank you!

For Sale:

Hanging Bird Cage (Black) with Stand
 Cage 2'HX1'15"W Stand 1'15"H
 \$40.00 / 714-771-5883

For Sale:

Girls's brass bed. 1940's vintage from Belgium, \$125.00. Call 714-997-9099

Wanted:

Good condition used 20 inch boys bike and a beach cruiser. Please call 714-289-0736



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

(714) 779-1300

Fax (714) 779-3400

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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

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

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