



# October 2012

Community Web Site Available at [www.TheHeightsAtPorterRanch.org](http://www.TheHeightsAtPorterRanch.org) for desktop computers and at [www.TheHeightsAtPorterRanch.com](http://www.TheHeightsAtPorterRanch.com) For mobile phone users.

## Board of Directors

**President**-Pete Heidenfelder  
**Vice President**-Larry Nicholas  
**Treasurer**-Howard Roth  
**Secretary**-Dave Friedman  
**Member**-Dan McCombs

The Heights at Porter Ranch  
P.O. Box 8047  
Porter Ranch CA 91327-8047

*BoardOfDirectors@  
TheHeightsAtPorterRanch.org*

## Next H.O.A. Meeting

The next general meeting of The Heights at Porter Ranch will be the 3rd Tuesday of the month, October 16th, at 19911 Mid Pines Lane Porter Ranch. General session begins at 6:00 pm and executive session at 7:00 pm. Hope to see you there.

## Homeowner Plant Material Growing onto Common Area

Please note that our community landscapers will no longer be able to assist homeowners trim over grown vegetation behind or at the side of their homes. Often this overgrown vegetation is a problem because it grows onto common area and makes it difficult for our landscape company to access slopes as the “v ditches” may be partially blocked. Also, the plant foliage may cause interference with the drainage system. Although the landscape company has performed some courtesy trimming services in the past, the task has become increasingly burdensome to the association vendor and the courtesy trimming creates a concern about increased liability. Although the association will continue to limit homeowner access to the slope areas, homeowners or their vendors may access the common areas for trimming or maintenance purposes. Also please note that it is the responsibility of homeowners to maintain fences which abut common area. This means that damaged fencing is the responsibility of each homeowner and it is also the responsibility of each homeowner to paint and remove excessive rust from wrought iron. Your cooperation with these topics is greatly appreciated. See photo below.

## Summer Pool Heating Policy

Each year at the beginning and at the end of the swim season residents inquire about the heating of the pools and when this will begin and end. Please note that it has been the policy of the Board of Directors for years to heat both pools beginning in May. It has also been the policy for years to end the heating of the north pool around July 4th. The south pool continues to be heated, but because of the shallow nature of the new pool, it actually requires little heating during July and August. Finally, please note that the pools are heated during September and part of October, but when the temperatures and use cool down, the heating ends and the pool bathrooms at the north pool are closed until the following swim season.

## Board of Directors Meeting

Brief Summary of Recent Board Meeting-General Session: The board met with one of the association’s attorneys about foreclosing on two home in our community due to non-payment of dues, fines and late fees.

## Security Reminder-RFID Tags Are NOT Transferrable!

The policy of the Board of Directors on the transferring of RFID stickers has been clear from the implementation of the RFID system years ago. RFID stickers or tags are not transferrable! However, the Board’s new Rules and Regs on the misuse of RFID stickers or tags will result in a \$100 fine and the termination of the existing tag. Replacement tags can be obtained for \$25, but the total cost of the new tag with the fine will be \$125! See Mike Goodwin at the guard shack if you need a new tag.

## Management Company

Porter Ranch Community Assoc. Mgmt.  
P.O. Box 8047  
Porter Ranch CA 91327-8047

### Ed Parada

*PropertyManager@  
TheHeightsAtPorterRanch.org  
(818) 527-6327 (Voicemail 24/7)*

## Security Company

Ace Security  
21006 Devonshire St. #209  
Chatsworth CA 91311

### Mike Goodwin

*AceSecurity@  
TheHeightsAtPorterRanch.org*



Overgrown Material on Common Area

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