



15455 Paseo Del Sur
San Diego, CA 92127
858-759-1921

FEBRUARY 24, 2021

General Manager
Darryn Marshall
Darryn.Marshall@fsresidential.com

Assistant Manager
Nikole Suarez
Nikole.Suarez@fsresidential.com
Architectural Design

Facilities Manager
Charlie Mullins
Charles.Mullins@fsresidential.com
Landscaping, irrigation, all maintenance in the common areas

Administrative Assistant
Gigi Ochoa
Gigi.Ochoa@fsresidential.com
Pool cards, Ranch House & Park Reservations (off Mondays)

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**Del Sur Neighborhood Park**  
15816 Paseo Montenero  
(Owned and operated by the City of San Diego)  
**For reservations, information or to report an incident please call:**  
**858-538-8131**

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ATLAS
Defense Group Patrol Services:
On-Site Officer (3pm to 11pm)
619-490-0012

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**Suspicious Activity:**  
**San Diego Police Department**  
Non-Emergency Dispatch Line:  
858-484-3154  
**FOR EMERGENCIES DIAL**  
**9-1-1**

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San Diego County
Animal Control:
619-767-2675
24-Hour Emergency:
619-236-2341

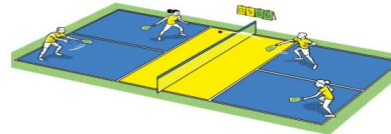
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**CUSTOMER CARE:**  
**To Report All After-Hours Issues, or Assessment Questions**  
**(800) 428-5588**  
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Dear Del Sur Residents,

PICKLEBALL AT DEL SUR:

With recent planning, the Del Sur Community Association is revealing the new location of for two pickleball courts that are being gifted by the Developer. The alternative and exciting new location for this wonderful amenity will now be over on the far side of Village Green looking out to the canyon. The location allows for ample room for the continuation of sporting and events that happen throughout the year at Village Green.

This much appreciated gift from the Developer should be ready for use sometime this summer, and comes at no expense to the Del Sur Community Association! The Del Sur Community, express a special thanks to Bill Ostrem and the entire Lennar team in providing the Del Sur Community with such a wonderful gift and amenity. **Please see in the attachment provided the renderings/plan of the Pickleball Courts.**



CALL FOR CANDIDATES FOR NEIGHBORHOOD REPRESENTATIVES AND ALTERNATE

It is that time again! The three year term is up and new Neighborhood Representatives and Alternates must be elected this year for all neighborhoods within Del Sur excepting the Cassero at Del Sur, Garretson at Del Sur, Avante at Del Sur and Skye at Del Sur who have their own Boards and their Board President automatically is appointed as Neighborhood Rep for their respective community.

Neighborhood Representatives and Alternate Representatives are a critical part of the Association's governing system. If there are no volunteers to serve as the Neighborhood Representative and Alternate for a neighborhood, the owners in that neighborhood may be excluded from owner votes. This means that owners in that neighborhood may be deprived of their right to vote on many important issues, such as Board elections, governing document amendments, possible assessment increases and special assessments. Further, if too many neighborhoods are without a Neighborhood Representative and Alternate, the Association's Annual Meeting and Board Election Meeting cannot take place.

If you own a lot within your neighborhood and do not serve on the Del Sur Community Association Board or Community Service Council Board, you are urged to consider volunteering your time to run and serve as the Representative for your neighborhood.

A "Call for Neighborhood Representatives – Candidate Application" form has been mailed out. If you are willing to run and serve as the Representative/Alternate for your neighborhood, please fill out and submit this form no later than Wednesday, March 31, 2021. Ballots for the Neighborhood Representative election will be sent out shortly thereafter. Only the names of the persons who submit a completed application form by March 31, 2021 will appear on the ballot.

The primary responsibilities of a Neighborhood Representative and Alternate are to: 1) represent the owners within their neighborhood for the purpose of achieving quorum at member meetings and 2) serving as the proxy holder for owners within their neighborhood who are unable to attend such meetings or cast a ballot. A more complete description of the responsibilities of Neighborhood Representatives can be found in Section 4.1 of the Association's Bylaws. Thank you for your consideration to serve your community.

IMPORTANT ANNOUNCEMENT OF THE RETIREMENT

It is with sadness that we deliver this news to you.

Our much respected and well-liked Assistant Community Manager Chris Malama has announced that she will be retiring February 26, 2021.

Chris has been an integral member of the onsite team for the past eight or so years, where she has formed great relationships with members of the community, Design Review Committee, and the Board.

FirstService Residential and the Del Sur Community Association expresses their thanks and sincere gratitude and wish you Chris all the happiness and Joy along with good health in retirement, the next chapter of your life.

Enjoy those Grand babies Chris!



ANNOUNCEMENT OF NEW ADDITION TO THE MANAGEMENT TEAM

Please join us in welcoming Nikole Suarez to the on-site management team!

Nikole joined us on 2/18/2021 as our new Assistant Community Manager to replace Chris Malama.

Nikole came from a position with the Navy where she performed many roles and responsibilities to include the area of childcare. Nikole also brings experience from within FirstService Residential as she worked in the capacity of an FSR assistant community manager in the past and will resume the responsibilities of the Architectural submissions and the Design Review application process as part of her role.

Nikole likes water sports, to include kayaking and loves to kayak the local coastal waterways of the San Diego region.

Nikole, we extend a very warm welcome to you to Del Sur and to our team!

BRUSH MANAGEMENT SEASON: The goats have returned for the 2020-2021 brush management season. The goats will be heading over to Increment 4 as well as a second heard working its way through the Artesian Ridge areas. We thank everyone for keeping well clear of the fenced areas, the goats and the shepherds and their dogs as they work diligently to complete this all-important job for the Del Sur Community.



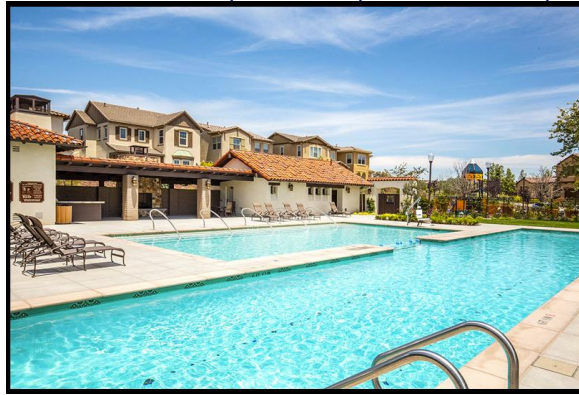
DID YOU KNOW: Cypress trees and Palm trees are on the prohibited plant list in Del Sur? These plant species have characteristics that are potentially destructive to native vegetation and open spaces because of profuse and noxious pollen, excessive height, and weed-like characteristics of excessive growth, high water demands, and other undesirable traits. Examples of highly flammable plants include ornamental juniper, Leyland cypress, Italian cypress, rosemary, arborvitae, and eucalyptus. Care should be taken to not place fire prone plants adjacent to any structures and preferably not within 30 feet of the house.



FYI: We are requesting that all residents continue to carry their pool ID cards when visiting parks/pools as you could be asked by the Patrol Officer to produce proof of residency. This will help in keeping the amenities from being used by non-residents who may be coming over to Del Sur because their amenities may be closed. We thank you for your help in this matter.

HEATED POOLS and SPAS:

Please be advised, beginning November 1 2020 through April 2021, only the following pools and spas will be heated: **Angeline, Haaland, High Rose, Jacqueline, & Kristen Glen** All other pools and spas will remain open, but not heated.



SPA POOLS: The county Health officials have not mentioned anything about outdoor spa pools. The Spa's will remain open unless there is a change to the Health Orders. Please remember to keep to one family in the spa at all times and be mindful of others waiting to use the spa. We appreciate your patience and cooperation.

POOLS: It is imperative that everyone's efforts of adhering to responsibilities per the recent County Health Orders continues. To keep the pools & spas open we must have 100% cooperation from everyone to remain compliant with the County Health Authorities. Please be mindful to keep to the CDC and health order social distancing requirements when moving the pool furniture within the pool area(s). The Del Sur Community has done a great job through this summer. Thank you.

With the recent health orders set by the State and County Federal authorities, please see the latest status and updates concerning the amenities.

Pool hours will resume as normal Open 6 AM – Closing 10 PM sharp.

Original pool rules must be adhered to, including lap swim time at Kristen Glen Lap pool.

Additional COVID-19 Re-opening Pool Rules to supplement existing/original pool rules must be adhered to by ALL. A copy is posted at the entrance to pool areas. Per Attorney's recommendation and guidance. Please also see page 2 of this newsletter. Legal Counsel provided guidance and recommendations to formulate Del Sur specific rules and guidelines. You must become familiar with these rules to enter and use the pools and pool area amenities.

There are no sign ups or pool reservations. Residents are expected to be considerate of their fellow neighbors. With all 11 pools open we ask everyone to enjoy their time in the water, but please shorten visits to allow more people to enjoy the amenities.

The Del Sur Community Association has decided and making it clear to residents that residents are responsible for their own health and safety, sanitizing and facial coverings as set by the CDC. While the association has instructed high touch surfaces to be cleaned and sanitized twice daily by janitorial services, residents are instructed to prepare for their outing to the pool just as they would if they were visiting a local beach or city park. Residents must prepare to bring their own towels, cleaning/sanitizing equipment, facial coverings, gloves and whatever measures they take when venturing out elsewhere in the County. The Del Sur Community Association will have the bathrooms open that provide the required running water and soap to wash hands for the recommended 20 seconds, and paper towels to

dry hands, as required.

Please see attached a copy of Wade Park Pool Safe Opening Plan. The Safe Opening Plan is a template provided by the County Health Department and informs of the requirements that must be adhered to by every resident. This is an essential part of the reopening process and you must become familiar with this document if you wish to use the pool(s) and pool area(s). Each pool has a copy of the Safe Opening Plan specific to that pool area posted at the entrance.

Also posted at each pool, that you are expected to become familiar with, is a copy of:

- Standard CDC COVID-19 Signage. Posted at all parks/pool areas.
- CDC Super hero hand washing sign (to communicate with the children). Posted near wash basins in all the bathrooms.

By entering and/or using the common area amenities including the pools and any pool area facility you represent and attest to the **COVID-19 HEALTH WARNING AND ASSUMPTION OF RISK NOTICE. A copy of this notice and AGREEMENT, DECLARATION, AND ASSUMPTION OF RISK can be found on page 4 of this newsletter.** This is an essential part of the reopening process and you must become familiar with this document if you wish to use the pool(s) and pool area(s).

The following pool reopening guidelines (page 2 of this newsletter) are taken from the San Diego County Pool Reopening Guidelines, the pool section of the State fitness Guidelines, and the CDC Pool Guidelines. You must become familiar with these rules in order to enter and use the pools and pool area amenities.

DURING COVID-19

DEL SUR COMMUNITY ASSOCIATION ADDITIONAL POOLS RULES AS OF 6/12/2020

- Until further notice, the pool and pool area hours of operation will be 6 AM through 10 PM.
- All original pool rules must be adhered to by ALL persons entering and using the pools and pool areas. Original lap swim times at Kristen Glen pool must be adhered to by ALL.
- If you, or anyone in your household, is experiencing or exhibiting symptoms of COVID-19 as described by the Centers for Disease Control and Prevention you should stay home.
- Six feet of social distancing must be maintained between you and any other person, unless a member of the same household, at all times while in the pool and pool area.
- Gatherings of more than one person, unless a member of the same household, are always prohibited in the pool or at the pool area.
- The number of persons permitted in the pool/pool area at a time is limited to the number posted on the safe reopening plan at each pool entry to ensure six feet of social distancing is always maintained. If you see the pool/pool area are at capacity, please do not enter the area. This will be monitored by Del Sur Community Association's Patrol Service.
- Until further notice, guests are not permitted to use the pool. Residents only.
- Swim instructors must follow restrictions set by the County Health Department.
- The deck layout has been changed to ensure six feet of social distancing is always maintained. Markers have been placed on the pool deck to indicate where deck furniture is to be placed. Please do not move deck furniture. In no event may pool furniture be placed closer than 4 feet to the pool.
- No pool equipment will be provided at the pool. Residents must bring their own towels and any other pool equipment and should not share items.
- Drinking fountains within pool area will be closed. Residents can bring their own water in a non-glass container if beverages are allowed in the pool area. Check original pool rules for details.

- Bathrooms and showers will be open for use, but the number of people permitted to use the bathrooms and showers at a time is limited to 1 to ensure six feet of social distancing is always maintained. If you see the bathrooms and showers are at capacity, please do not enter the area.
- Changing rooms and locker rooms at the pool will be closed to all residents.
- While high touch surfaces will be wiped down in the morning and again in the afternoon by Janitorial staff, residents are still responsible for their own health and safety. It is strongly recommended you wipe down any common surface before and after use (e.g., chairs, tables, entry/exit gate and door handles, pool and spa handrails, restroom facilities, shower water faucet handles).
- A disregard of any of the pool rules or any part of the Safe Reopening Plan could result in the closure of pool(s) and pool area(s).

COVID-19 HEALTH WARNING AND ASSUMPTION OF RISK NOTICE

RISKS OF EXPOSURE AND TRANSMISSION: The COVID-19 pandemic, caused by the SARS-CoV-2 virus, is a worldwide risk to human health. SARS-CoV-2 is highly contagious and COVID-19 has a mortality rate many times greater than the flu. SARS-CoV-2 can spread easily and exponentially. While people of all ages are at risk of contracting COVID-19, the individuals especially at risk are those with compromised immune systems; serious chronic medical conditions like heart disease, diabetes, and lung disease; and individuals over the age of 65.

By entering and/or using this common area facility you represent and attest to the following:

- a. You:
 - i. Are currently healthy; not currently experiencing any signs or symptoms of COVID-19; and have not knowingly been exposed to someone with COVID-19 or travelled internationally in the last fourteen (14) days; OR
 - ii. Have recently tested negative for COVID-19.

- b. You understand that by entering and/or using this common area facility you could be exposed to SARS-CoV-2.

- c. You agree to take all reasonable and necessary precautions to protect yourself and others from the spread of SARS-CoV-2, including, but not limited to the following:
 - i. You are aware of and agree to follow all Federal, State, and local laws and orders, including Stay Home, Safer at Home, Shelter in Place orders, even though such laws and orders may be changing rapidly.
 - ii. You agree and understand that it is your responsibility to exercise care to protect yourself, such as assessing your own risks, which may include age, underlying health conditions, recent travel, possible exposure to SARS-CoV-2, doctor's recommendations, and local, and State and Federal recommendations.
 - iii. You represent that (i) to the best of your knowledge, you are not currently afflicted with, and have not knowingly, within the last 14 days, been in contact with someone afflicted with, COVID-19, and (ii) you are not experiencing a fever, or signs of respiratory illness such as cough, shortness of breath or difficulty breathing, or other COVID-19 symptoms.
 - iv. You believe that you are not likely to transmit SARS-CoV-2 or contract COVID-19.
 - v. You agree to practice social distancing by keeping at least 6 feet between yourself and others who are not members of your same household [and by wearing a face covering]. You agree that you will not gather in groups or touch surfaces or objects in common area facilities unnecessarily. If you believe it necessary to touch surfaces or objects in the common area facilities, consider the risks of doing so. You are reminded that wearing protective gloves, face coverings, and frequently washing and sanitizing your hands are steps you can take to protect yourself and others.
 - vi. After leaving this common area facilities, you will discard any gloves, disposable face coverings, or other disposable protective equipment worn during your visit in a trash can and will wash your hands with soap and water for at least twenty seconds.

AGREEMENT, DECLARATION, AND ASSUMPTION OF RISK: By entering this common area facility you are declaring that: the foregoing is true; you agree to take all recommended and reasonable actions to protect yourself and others from exposure to SARS-CoV-2; you assume the risk of entering the common area facility your possible exposure to SARS-CoV-2 or contraction of COVID-19 while in the facility. You understand and agree that no one, including, but not limited to Del Sur Community Association, can guarantee that you will not be exposed to SARS-CoV-2 or contract COVID-19. Therefore, you agree to hold Del Sur Community Association harmless for any damage or injury resulting from your potential exposure to SARS-CoV-2 or contraction of COVID-19 from your presence in or use of the common area facilities.

To the extent that any statements made herein are inconsistent with current government orders, laws, or mandates (collectively “Mandates”), then such Mandates shall prevail.

Community Services Council vs Del Community Association

Did you know that the CSC is independent from the Del Sur Community Association and both entities have their own areas of responsibility?

	CSC	DEL SUR COMMUNITY ASSOCIATION
Boards	5 Directors	5 Directors
Purpose	<ul style="list-style-type: none"> * Funds & organizes all Community Events, including Movie Nights, Concerts, Holiday Events, etc. * Promotes and supports resident Driven Community Clubs 	<ul style="list-style-type: none"> * Upkeep and Maintenance of common areas: including private parks, mailboxes, etc. * Enforcement of Covenants, Conditions and Restrictions * Oversee Design Review
Source of Funds	Enhancement Fee on the Sale of homes in Del Sur	Mo HOA Dues
Meeting Schedule	Meet quarterly – 4th Wednesday – January, April, July & October (April & October are in the evening and open to CSC residents.	Monthly Executive Meetings: Open Session Meetings: Are now being held on the 4th Tuesday of every odd month (Jan, Mar, May, Jul, Sept, and Nov). See www.delsurcommunity.org for details
Fiscal Year	June – May	June - May
Website	www.delsurcsc.org – For all Event and Reservation Information	www.delsurcommunity.org – For all Association related Information

The Board

Bill Ostrem
President

Lynn Miller
Vice President

Ruth Loucks
Director at Large

Hollie Kahn
Director at Large

Alex Plishner
Director at Large

Del Sur Parks:

Angeline Park (heated) 15899 Angeline Pl Pool / Spa / Small lap lanes	Aubrey Park 15919 Potomac Ridge Rd Park only with kids' playground	Beltaire Park 8455 Warden Lane Pool/Boche Ball	Haaland Glen Park (heated) 15998 Canton Ridge Pool / Spa
High Rose Park (heated) 15675 S. Chevy Chase Pool / Spa / (swim lessons)	Jacqueline Park (heated) 15535 Tanner Ridge Rd Pool / Spa / Small lap lanes	Kristen Glen Park (heated) 15770 Concord Ridge Terrace Lap Pool & Spa	Mel Driscoll Park 15735 Concord Ridge Ter. Pool Only
Old Stonefield 15855 Kristen Glen Pool & Dog Park	Reagan Glen Park 8300 Parkside Crescent Pool	Spreckels Park 15725 Paseo Montenero Park Only	Trent Park Pool 15890 Trent Place Pool / Wading Pool Half Basketball Court
Village Green Potomac Ridge Road Stage on one side of park	Wade Park 15790 Tanner Ridge Rd Pool & Splash Pad	Del Sur Neighborhood Park Reservations Please call The City of San Diego at 858.538.8131.	

Please call Customer Care
for any
after-hours emergencies at
(800) 428-5588.

Management
Wishes everyone good health
and safety.
Have a great weekend!

AVARON:

First Service Residential
Lisa Silva
lisa.silva@fsresidential.com
5473 Kearny Villa Rd.,
#200 San Diego, CA 92123
Direct: 949-448-6130

CASSERO:

Packard Management
Kara Hanley
kara@packard-1.com
9555 Chesapeake Dr., Ste. 202
San Diego, CA 92123
858-277-4305

GARRETSON:

My Day
Melina Ortega
Melina@MyDayManagement.com
2659 State Street
Carlsbad, CA 92008
direct: 760-239-6624
800-361-8921

SKYE:

Community Manager:
Elena Mendenhall
elena.mendenhall@fsresidential.com
858-657-2194
Assistant: Judi Abdon
Judi.abdon@fsresidential.com
858-657-2186
5473 Kearny Villa Rd., #200
San Diego, CA 92123

CALATLANTIC HOMES (LENNAR)

HOMEOWNER HOTLINE:
(800) 509-4979

WILLIAM LYON HOMES

CUSTOMER SERVICE
800-770-6883

BROOKFIELD HOMES HOTLINE

CALIFORNIA CUSTOMER CARE:
800-399-0490
CONTACT@CACUSTOMERCARE.COM

AUBERGE:

Keystone Pacific
Marty Ignacio
MIgnacio@keystonepacific.com
16775 Von Karman, Suite 100
Irvine, CA 92606
Direct: 619-798-9110

MANDOLIN I:

Prescott Management
Danielle Lizardi
dlizardi@prescottmgt.com
16880 W. Bernardo Dr., Ste. 200
San Diego, CA 92127
Direct: 858-946-0320
Kristen Saucedo (Assistant)
Kristen.saucedo@prescottmgt.com

MANDOLIN II:

San Diego HOA Management Inc.
Nick Bradley
nick@sdhoa.com
4025 Camino Del Rio S. #300
San Diego, CA 92108
858-227-4220 X 105

AVANTE':

Lance Miller
Lance.miller@fsresidential.com
800-527-3914
5473 Kearny Villa Rd., #200
San Diego, CA 92123

BOARD MEETINGS

Executive Session:

Teleconference
March 23, 2021 – 2:00 pm
April 27, 2021
May 25, 2021
June 22, 2021
July 27, 2021
August 24, 2021
September 28, 2021
October 26, 2021
November TBD

**Executive session meetings are closed
to homeowners.**

Next Open Session:

Via Teleconference
March 23, 2021 – 4:00 pm
Invitation to join will be sent closer to the date

Annual Meeting:

July 27, 2021
Via Zoom Teleconference unless health
order
restrictions change

Next Elections for Board seats and
Neighborhood Representatives is
scheduled for 2021.

Design Review Committee:

Meetings are scheduled for the
second Monday of each month
with a deadline for submittal of the
first Monday of each month.
Please submit Variance Requests
and supporting documents for all
your minor exterior improvements
to Chris Malama at:
christine.malama@fsresidential.com.