

2022



Happy New Year

January 4, 2022

www.del-sur-hdres.com

General Manager

Darryn Marshall

Darryn.Marshall@fsresidential.com

Assistant Manager

Nikole Suarez

Nikole.Suarez@fsresidential.com

Architectoral Design

Facilities Manager

Victor Taboada

Victor.Taboada@fsresidential.com

Work Orders & Park Reservations

Administrative Assistant

Brittney McGinty

Brittney.McGinty@fsresidential.com

Pool cards, Swim instruction, & Ranch House Reservations

Ranch House Office Ph. 858 759 1921

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:

Lauren @ 858-538-8131

ATLAS

Defense Group Patrol Services:

On-Site Officer (3pm to 11pm)

619-490-0012

Suspicious Activity:

San Diego Police Department

Non-Emergency Dispatch Line:

858-484-3154

FOR EMERGENCIES DIAL

9-1-1

San Diego County

Animal Control:

619-767-2675

24-Hour Emergency:

619-236-2341

CUSTOMER CARE:

To Report All After-Hours Issues,

or Assessment Questions

(800) 428-5588

Dear Del Sur Residents,

Please see the latest update concerning the trash collection issue of the private streets and alleyways.

For residents who use Republic services for their trash collection please be aware the Union strike is still affecting the region. We have followed up with Republic and they have stated that homeowners should leave their trash cans out and the trash will be collected when the union & Republic reach an agreement. Republic did say that Del Sur was a priority for them and will be taken care of at Republic's earliest convenience. They will also only be picking up the black bins and not recycling. They're trying to use nonunion workers to pick up the trash in the interim. If residents have any concerns, please contact Republic directly at: **Customer Support: 619-421-9400. Republic's solution, please take the problematic trash to the nearest landfill.** Republic customers and residents are permitted to self-haul their trash to the Otay or Sycamore landfills. Trash can be dumped free of charge if you bring your most recent Republic Service statement. According to the news you can dispose of waste free of charge at the city landfills. The nearest one is the Miramar landfill. Details are below:

Address: 5180 Convoy St, San Diego, CA **Phone:** (858) 694-7000

Monday through Saturday 7AM-4PM

Saturday 7AM-4PM

Sunday **CLOSED**

Del Sur Community Association's Solution: The Board has been working diligently behind the scenes to assist the residents of Del Sur in the private streets and alleyways who have a trash issue as a result of Republic Service's strike collection issue as a result of Republic Service's strike.

The Dumpsters have arrived!!!

- **There are two large dumpsters at the Ranch House in the lower car park** for residents of private streets to dump perishable trash in trash bags only. Please no Christmas trees.
- **One dumpster at the Estates on Valle Del Sur near mail boxes for Estates residents** to dump perishable trash in trash bags only. Please no Christmas trees.
- **Please throw trash to the rear of the dumpster and close the doors when done**
- **Please ensure trash is not left or spills outside of the dumpster** - For trash spills, please call 858-759-1921.
- **Please do not climb up on the dumpsters**
- **The Dumpsters will be emptied at any given time and returned to their current location.** This will continue until Republic resumes trash collection services. Further information will be posted on notice boards left at the location of the dumpsters.
- **Please hold onto your recycle trash.** Break down boxes etc. to maximize space in your blue trash containers.

Dues Increase

Due to an error in the system that creates the statements that are mailed out, the wrong amount is listed on the January statement. Please pay the increased amount of \$168.00 that was approved by the Board on October 26th, 2021 and stated in the October 27th, 2021 letter that was mailed out to the community. If you have paid the \$163.00 for January, there will be a \$5.00 adjustment on the February statement making the February payment amount \$173.00. If you've already paid the \$168.00 amount for January 2022 we thank you in advance. We sincerely apologize for any inconvenience or confusion this may have caused. If you need to contact ClickPay their number is 1-888-354-0135 or live chat with them on their website www.ClickPay.com/GetHelp. We sincerely apologize for any confusion.

Christmas Tree Drop Off Locations

- Carmel Valley - Carmel Valley Recreation Center, 3777 Townsgate Drive, lower parking lot
- Miramar - The Greenery at the Miramar Landfill, Convoy Street north of Highway 52
- Rancho Bernardo - Rancho Bernardo Recreation Center, 18448 W. Bernardo Drive
- Rancho Penasquitos - Canyonside Recreation Center, 12350 Black Mountain Road

Customer Care:

If there are any common area issues, to include all irrigation leaks, broken sprinklers, or any statement inquiries, etc. please contact FirstService's Customer Care department at (800) 428-5588 or by email at customercare.ca@fsresidential.com.

DEL SUR COMMUNITY ASSOCIATION SWIMMING LESSON POLICY Effective January 1, 2022

Del Sur Community Association (“Community Association”) has and continues to receive frequent requests from Del Sur owners and residents seeking to use the Community Association pools for swimming lessons for themselves and/or their family members. Because the Board of Directors recognizes that learning to swim facilitates the use and enjoyment of the Community Association’s pools and reduces the risk of injury by pool users, the Board has determined that it is in the best interest of the membership to allow limited swimming lessons to be conducted, subject to this Swimming Lesson Policy (“Policy”).

This Policy has been established to enable owners and residents to receive swimming lessons within the community while protecting the right of all owners and residents to use the Community Association pools and minimizing the risk of liability for the Community Association.

In the event any owner or resident is found to have violated this Policy, they may, after notice and hearing, be prohibited from participating in any future swimming lessons within the Community Association. They may also be subject to other disciplinary action as discussed below.

In the event any person is found teaching swimming lessons in violation of this Policy, they may be permanently prohibited from providing swimming lessons at the Community Association’s pools.

1. Swimming lessons shall only be permitted at the following Community Association pools: **Beltaire, Reagan Glen, Old Stonefield, Jacqueline, and Trent (“Designated Pools”)**. Under no circumstances shall a Community Association pool other than a Designated Pool be used for swimming lessons.
2. **Swimming lessons shall only be permitted at Designated Pools between April 15th through October 15th (“Swim Season”)**. No swimming lessons shall take place outside of the Swim Season (i.e., between October 16th and April 14th). This restriction is imposed because six (6) of the Community Association’s eleven (11) pools are not heated during this period, resulting in greater usage of the other five (5) pools.
3. **Swimming lessons shall only take place at Designated Pools during the following hours:**
 - a. **Monday through Friday, excepting national holidays: 6:00 a.m. to 6:30 p.m.**
 - b. **Saturdays and Sundays, excepting national holidays: 8:00 a.m. to 12:00 p.m.**
 - c. **National holidays: No swimming lessons permitted.**
4. The Community Association will authorize no more than seven (7) swimming instructors to teach swimming lessons at the Designated Pools each Swim Season (“Authorized Swim Instructors”). Only Authorized Swim Instructors shall provide swimming lessons at the Designated Pools. In the event a swimming instructor ceases to be an Authorized Swim Instructor during a Swim Season, as discussed in Provision 8, below, the Community Association may authorize another swimming instructor to take his or her place for the remainder of the Swim Season.
5. To prevent swimming lessons from unreasonably interfering with the use of the Designated Pools by other owners and residents, as well as for safety reasons:
 - a. Only one Authorized Swim Instructor shall be permitted to use a Designated Pool for swimming lessons at a time.
 - b. An Authorized Swim Instructor must reserve in advance a Designated Pool for any time that Authorized Swim Instructor proposes to provide a swimming lesson (“Scheduled Lesson”). A reservation is made by contacting the Community Association’s management office and receiving confirmation from the management office that the Designated pool is booked for his or her use on a specific date and time.
 - c. An Authorized Swim Instructor may schedule the use of a Designated Pool for swim instructions during the Swim Season for a maximum of four (4) hours per day, subject to d, below.

- d. An Authorized Swim Instructor may schedule the use of a Designated Pool for swim instructions during the Swim Season for a maximum of four (4) days per calendar week.
 - e. Notwithstanding c and d above, in the event there are fewer than seven (7) Authorized Swim Instructors during any portion of the Swim Season, the Community Association may permit the other Authorized Swim Instructors to schedule additional swim lessons to compensate for the reduced number of Authorized Swim Instructors. The total additional Scheduled Lessons the Authorized Swim Instructors may collectively give shall not exceed sixteen (16) hours per calendar week for each vacant Authorized Swim Instructor position. Additional Scheduled Lessons shall be authorized on a first come, first serve basis.
 - f. An Authorized Swim Instructor shall only provide instruction to one student at a time. Multi-student lessons are prohibited.
 - g. An Authorized Swim Instructor must notify both the Community Association management office and his or her student if he or she cancels a Scheduled Lesson. The Community Association shall not be responsible for providing this notice.
 - h. A student must notify his or her Authorized Swim Instructor if he or she cancels a Scheduled Lesson. The Community Association shall not be responsible for providing this notice.
 - i. An Authorized Swim Instructor shall only provide swimming instruction to Community Association owners and residents. At no time shall any Community Association pool be used to provide swimming instruction to persons other than Del Sur owners and residents.
 - j. Only one lane at the Jaqueline pool shall be used for swimming lessons at any time.
 - k. In the event a Designated Pool is closed unexpectedly for maintenance or for any other reason at the time of a Scheduled Lesson, the Authorized Swim Instructor shall reschedule that lesson.
 - l. Under no circumstances shall an Authorized Swim Instructor provide swimming instruction outside of a Scheduled Lesson.
 - m. Under no circumstances excepting an emergency shall an Authorized Swim Instructor use a cellphone while providing a swim lesson at a Designated Pool. For the purpose of this Policy, an emergency is a situation that poses an imminent threat to the health or safety of any person(s) or an imminent threat of property damage.
 - n. Under no circumstances, excepting an emergency necessitating all persons to leave the water (e.g. a chemical spill; fecal matter in the pool), shall an Authorized Swim Instructor attempt to keep other persons from using the pool during a Scheduled Lesson. A Designated Pool shall remain open for general use during a Scheduled Lesson.
6. Eligibility requirements for becoming an Authorized Swim Instructor are as follows:
- a. The swim instructor must notify the Community Association's management office of his or her interest in becoming an Authorized Swim Instructor.
 - b. The swim instructor must provide evidence to the Community Association that he or she has obtained and maintains liability insurance as required by the Community Association.
 - c. The swim instructor must enter into an agreement with the Community Association wherein he or she agrees, among other things, to at all times maintain the required insurance and comply with this Policy ("Swim Instructor Agreement").
 - d. The swim instructor must not have previously violated this Policy.

The Community Association is not qualified to evaluate the skill level of swim instructors and does not do so. Nor does the Community Association perform background checks. By authorizing a swim instructor, the

Community Association only warrants that he or she has complied with a, b and c above, and that to the best of the Community Association's knowledge, he or she has not violated d above.

7. It shall be the responsibility of Del Sur owners and residents to:
 - a. Evaluate an Authorized Swim Instructor's qualifications and skill level.
 - b. Schedule their swim lessons with an Authorized Swim Instructor.
 - c. Negotiate any payment amounts and terms for their lessons.
 - d. Pay the Authorized Swim Instructor's fee when due.

Notwithstanding the foregoing, under no circumstances shall an owner or resident negotiate terms for a swimming lesson that are in violation of this Policy.

Owners and residents may obtain a list of Authorized Swim Instructors and their contact information from the Community Association's management office. This list is also available on the Community Association's website.

8. The Community Association may rescind a swimming instructor's designation as an Authorized Swim Instructor if that swim instructor violates any terms of the Swim Instructor Agreement or violates any provision of this Policy.
9. Any person found to be using an Unauthorized Swim Instructor or otherwise violating this Policy may be called to hearing whereat a fine may be imposed, the costs of addressing his or her violation, including any attorney's fees incurred, may be imposed, and/or his or her right, along with the right of all other persons associated with his or her property, to use the Community Association recreational facilities, including the pools, may be suspended. (Please see the Community Association's Enforcement Guidelines.)
10. Complaints regarding an Authorized Swim Instructor or violations of this Policy should be promptly reported, in writing, to the Community Association's management office for investigation.

Neighborhood Representatives

Did you know you can contact your neighborhood representative regarding any matter of concern in your neighborhood? Your neighborhood rep can then get in touch with the Del Sur Community Association wither through management or by bringing the matter before the Board in an open session meeting. Open session meetings are held on the months of January, March, May, July, September, and November. Please see times and dates for all the association meetings on the last page of this bulletin. The following table provides all the neighborhood representatives and their contact details. Should you need any assistance with determining who your neighborhood rep is, please contact your management team at the Ranch House 858 759 1921.

<u>Alcala</u> Adam Andrade Contact information yet to be determined.	<u>Artesian Ridge/Bridge</u> Kim O'Neal k.oneal@cox.net	<u>Avante</u> Board President John Zaharychuk Contact information yet to be determined	<u>Avondale</u> Sarah Fontana 707-486-8905 sarahkeeter@hotmail.com
<u>Bridgewalk</u> Glenn Holtz 760-518-3511 gcholtz@aol.com	<u>Cabrillo</u> Zehra Rizvi 858-779-4988 (TEXT ONLY) zrizvi@hotmail.com	<u>Carleton</u> Rob Seidenwurm 858-774-8859 rseidenwurm@gmail.com	<u>Carillo</u> Ashwin Mohan ashwin.mohan@gmail.com
<u>Cassero</u> Board President Mike Smith s-michael@att.net	<u>Descanso</u> Jinendra Ranka jranka@yahoo.com	<u>Estates</u> Mary Zheng 909-556-6666 (TEXT/ CALL)	<u>Garretson</u> No Rep.
<u>Hawthorne</u> Tova Steinhauer tsbena77@yahoo.com	<u>Kensington</u> Sundaram Nagaraj 858-752-3178 (TEXT ONLY)	<u>Kingston</u> Diana Poorman dianafakhrai@gmail.com	<u>Madeira</u> Darius Fattahipour 619-203-2606 (TEXT/CALL) fattahipour@yahoo.com
<u>Marston</u> Som Shahapurkar Facebook Messenger_ https://www.facebook.com/som.shahapurkar som.shahapurkar@gmail.com	<u>Pasado</u> Keith Schneringer Keith.schneringer@gmail.com	<u>Prado</u> Shalini Bansal Contact information yet to be determined	<u>Presidio</u> Justina Estarda estrada.justina@gmail
<u>Preston</u> Jon Weis Contact information yet to be determined	<u>Sentinels</u> Shana Sanguinetti 858-414-1788 Shanads0506@gmail.com	<u>Skye</u> Board President pending change	<u>Stratford</u> June Cutter junecutter@gmail.com
<u>SUR33</u> Viet Thanh Ho viet.hothanh@gmail.com	<u>Valencia</u> Vishva Lakshman Grimes Contact information yet to be determined		

DURING COVID-19

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

- 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 of 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.

- If you see the pool/pool area at capacity, please do not enter the area. This will be monitored by Del Sur Community Association's Patrol Service.
- 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.
- 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 the common area facilities 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

Tripti Ranka
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
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5473 Kearny Villa Rd.,
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Direct: 949-448-6130

CASSERO:
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Hanley kara@packard-1.com
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858-277-4305

GARRETSON:
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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:
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Marty Ignacio
MIgnacio@keystonepacific.com
16775 Von Karman, Suite 100
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Direct: 619-798-9110

MANDOLIN I:
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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':
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16880 W. Bernardo Dr., Ste. 200
San Diego, CA 92108
858-946-0320
Savanna Sanders (Assistant)
ssanders@prescottmgt.com

BOARD MEETINGS

Executive Session:

January 25th

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

Next Open Session:

January 25, 2021
4PM at the Ranch House
December TBD

Annual Meeting:

July 2022
6:30 p.m.
15455 Paseo Del Sur, San Diego CA
92127
Election for 3 Board seats
All neighborhood reps must attend.

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 Nikole Suarez at:
Nikole.Suarez@fsresidential.com.