



CREEKSIDE CONNECTION



Website: www.Creeksideeast.com

Email: creeksideinfo@nextstepcommunities.com

Please have a safe and happy Independence Day!

JUNE 2023 BOARD MEETING HIGHLIGHTS

The Creekside Community Master Association Board meeting was held on June 14, 2023 at 6:00 PM at the Tennis Courts at pool #1. General Session began at 6:03 PM.

Two representatives from the YMCA were present to discuss activities at the Association to benefit the community.

Brightview met with the water district and discussed different areas of improvement for the water conservation and Association savings.

The reserve study as presented by the reserve analyst was approved and will be included in disclosure mailout at the end of June.

Homeowner Forum was held.

Executive Session was held immediately following the General Session and appropriate actions were taken.

The next Board meeting will be held on July 12, 2023 at the Tennis Courts.

Creekside East Election Materials

The Creekside East voting materials for the Board of Director's election have been mailed out. Please look over the materials carefully, cast your ballot and mail it back to the Inspector of Election at your earliest opportunity. It is important to note the ballots must be mailed to the Inspector of Election and be received prior to the July 12, 2023 to ensure timely receipt. Please mail them in at your earliest opportunity. Neither Management nor the Board can accept ballots for the current election.

Don't forget to vote!



July 2023 EDITION

CALENDAR

4th – Independence Day

12th – Board Meeting Day

12th – HOA Election

IMPORTANT ASSOCIATION CONTACTS

For life-threatening emergencies call 911.

MANAGEMENT

Next Step Community Management

3200 Guasti Road, Suite 100

Ontario, CA 91761

Creeksideinfo@nextstepcommunities.com

800-562-3885

Report all Association issues by filling out the report form on the Website.

For issues requiring immediate attention, call 800-562-3885 24 hours a day.

Police Non-Emergency

909-395-2001

Radar Patrol

909-781-2100

Report any current safety issues to patrol by calling their number at any time. If there are employee issues with patrol, please contact Management.

Fire Department Non-Emergency

909-983-5911

Animal Control

909-623-9777



Ontario Code Enforcement/Vehicle Violations

<https://report.ontarioca.gov/>

909-395-2278

Abandoned Shopping Carts

800-252-4613

Report all graffiti on HOA property to Management with location and pictures if possible.

MEMBERSHIP LIST

The Association is required to send out a membership list upon a valid request from a member. This list includes the member's name, address and contact information. You may opt out of your information being shared by sending your request in writing. Your request may be made via email or regular mail, but must be made in writing. To opt out, please email or mail Management at the contact information above.

ASSOCIATION EDUCATION

Association Living: We're having what type of meeting?

What's the difference in a board meeting and a special meeting, or an annual meeting and a town hall meeting? Confused? Here's some clarification.

Annual Meetings

Annual meetings—or annual *membership* meetings—are required by our governing documents, which specify when they're to be conducted and how and when members are to be notified about the meeting. This is the main meeting of the year when members elect a board, hear committee reports and discuss items of common interest.

Special Meetings

Special meetings are limited to a particular topic. The board can call a special meeting at any time, and they must post the meeting information in advance. The notice will specify the topic so interested members can attend. Special meetings give the board an opportunity to explore sensitive or controversial matters—perhaps an assessment increase. Members do not participate in the meeting, unless asked directly by a board member, but they have a right to listen to the board discussion that is not specific to Executive Session material.

Town Hall Meetings

Town meetings are informal, informational gatherings intended to promote two-way communication; full member participation is essential to success. The board may want to present a controversial issue or explore an important question like amending the bylaws. The board may want to get a sense of members' priorities, garner support for a large project or clarify a misunderstood decision. There are no minutes of a Town Hall meeting.

Board Meetings

Most of the business of the association is conducted at regular board meetings. Board members set policy, review operations, resolve disputes, talk to residents and plan for the future. Often the health and harmony of an entire community is directly linked to how constructive these meetings are. It is important to understand that Board Meetings should be treated like business meetings.

Executive Session

The governing documents require the association to notify you in advance of all meetings, and you're welcome—in fact, encouraged—to attend and listen. The only time you can't listen is when the board goes into executive session. Topics that the board can discuss in executive session are limited by law to a narrow range of sensitive topics. Minutes of Executive Session meetings are not available to the general membership.

Parties

Occasionally the association notifies all residents of a meeting at which absolutely no business is to be conducted. Generally these meetings include food and music, and they tend to be the best attended meetings the association has. Oh, wait! That's a party, not a meeting. These are social gatherings intended to promote community spirit.



Current Violations

Southern California has had an inordinate amount of rain this year and typically by July, we are experience drying and dead yards. This year, is a little different. The yards are greener and the colorful flowers have lasted longer this year.

Management is working on yard violations which typically includes any dead areas, weeds or items that do not belong in the front yards.

If you receive a violation regarding the yard, please check for bare or dead areas, weeds in the yard and/or driveway, or non-yard items being stored in the yard.

Payments

Next Step offers a wide variety of ways to make your assessment payments. The easiest/quickest way to pay assessments is to set them up through the Appfolio portal. You may pay electronically with a check, set up one-time payments or recurring payments. You may also pay with a credit card.

You may also mail in a check or drop off a check at the office. Please remember if you are paying by check, make sure you place your account number in the memo portion of the check. Checks are processed automatically and if there is not an identifying account number, they are sent back to the office for manual processing. This may create a delay in posting payments on your account.