



# The Ridgeline Reporter

A Quarterly Publication of the Ridgeline Homeowners Association

JULY - SEPTEMBER 2015 Issue

## **SUMMER EDITION**

### **PINE NEEDLES ON ROOFS**

One of the main things that CAL-FIRE looks for on their inspections of the homes in our Mountain Community is a build up of pine needles on the roofs. CAL-FIRE looks at the build up and estimates if the pine needles would fill a 5 gallon bucket or not. If your roof has more than the amount to fill a 5 gallon bucket, you have too many pine needles and would receive a notice to remove the pine needles. Failure to comply with the notice would result in another notice to remove the pine needles along with a fine to pay.

Our Property Manager has inspected all the homes in Ridgeline for excessive pine needles on the roofs and other issues like branches over roofs or too close to chimneys. A notice will be sent along with quarterly homeowner assessments and this Newsletter.

If your home is found to be in violation, we ask that you make the repairs in a timely manner to prevent being fined.

Please let Joe Topper, our Property Manager know when you have made the repairs.

Your Board of Directors would like to thank the Homeowners that keep their roofs free of pine needles without being asked.

### **BOARD OF DIRECTORS**

Two positions were up for election/re-election this year. Only the two already serving on the Board turned in resumes for positions on the Board. Larry Capsel and Frank Gaspar were elected to serve additional two year terms.

If you are interested in serving as a Board Member, write a brief resume about yourself and give it to our Property Manager before next years elections.

Serving on the Board is a GREAT way to give back to the Ridgeline Homes Community.

Your Board of Directors switched some of the positions for this coming year. Glenn Davis wanted the opportunity to serve as your President, Sue Ridenour wanted the opportunity to serve as your Vice-President. Larry Capsel will be the Treasurer this coming year. Frank Gaspar remains as our Grounds Chairperson and Ken Doran remains our Special Projects and Utility Chairperson.

The Architectural Committee will again be headed up by Glenn Davis and Sue Ridenour.

Joe Topper will remain as Board Secretary as well as Property Manager.

## ANNUAL COMMUNITY BAR-B-Q

Our Annual Community Bar-B-Q will be held on Saturday, October 10th. We will begin serving at 12:00 Noon and continue until about 2:00PM.

As in the past, the Homeowners Association will provide the meat, rolls and soft drinks. The Homeowners will bring the Salads and Desserts to share.

The Community Bar-B-Q is a GREAT place to meet your neighbors and get to know your Board of Directors. CAL-FIRE and their families will be invited.

You are encouraged to invite your Family and Friends to this Fun Event. Watch Information Center by mail boxes for any updates.

## RENTING YOUR HOME

It is Ridgeline Homes Policy that homes may be rented for a minimum of 30 days with a copy of the written contract given to our Property Manager.

We **DO NOT** allow Weekly or Vacation Rentals here at Ridgeline Homes. Violators of this policy will be fined.

We ask that all homeowners abide by this Policy.

## PET OWNERS

For your convenience there are pet areas located throughout our Ridgeline Homes Community.

"POOP BAGS" are provided in these pet areas. **PLEASE PICK UP after your pet.**

Dispose of "POOP BAGS" in trash containers.

Our rules allow for only two pets per home in our Ridgeline Community.

Dogs **MUST** be on a leash when outside your home. This is a Madera County Law.

A fine of \$50 will be imposed on Homeowners/Renters in violation of this County Law.

Please do not leave your dog on your deck while you are away as their barking can be annoying to the neighbors around you.



## HOMEOWNER MEETINGS

Homeowner Meetings are held the second Saturday of each month except December when there is no meeting.

Our July meeting will be Saturday, July 11th, our August meeting will be Saturday, August 8th and the September meeting will be Saturday, September 12th.

The Agenda will be posted on the Website and at the Bulletin Board at least 4 days prior to the meeting. The meetings are held at the North Shore Estates Clubhouse and begin promptly at 9:00AM.

## HOW TO CONTACT YOUR BOARD OF DIRECTORS

Larry Capsel (Treasurer) (559) 642-3056 (Home)

Glenn Davis (President and Architectural Committee Chairperson) (661) 331-6708 (Cell)

Ken Doran (Special Projects/Utility Chairperson) (559) 642-2475 (Home)

Frank Gaspar (Grounds Committee Chairperson) (209) 704-9225 (Cell)

Sue Ridenour (Vice-President and Special Projects) (559) 683-4728 (Home)

PROPERTY MANAGER - Joe Topper (559) 683-2850 (24 Hour Phone)

VISIT OUR WEBSITE AT: <http://ridgelineho.wix.ridgelineho.com>

EMAIL US AT: [ridgelineho@hotmail.com](mailto:ridgelineho@hotmail.com)

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