

Rancho San Clemente

Community Association

Winter
2020
Newsletter

www.rscga.com

Merry Christmas & Happy New Year!

RSCCA Board Election

The November 12, 2020 election had 2 seats to fill. Board members elected are Jerry Anderson, Villagio I and Kortney Morrow, Harbor View. Welcome!

Holiday Lights

RSCCA's South Coast Gardening's crew has installed a display of beautiful holiday lighting at RSCCA's entry at Avenida Pico and Calle Del Cerro. Enjoy!

Rainy Season

Remember to clear debris from roof gutters, flush out yard drains, and clear V-ditches running through rear yards of residential properties to provide adequate drainage of run-off into the City's Storm Drain System. Removing obstructions from V-Ditches such as overhanging trees and shrubs, twigs, leaves, weeds, and other debris, prevents run-off from backing up and overflowing onto adjacent properties.

Fire Prevention

RSCCA continues to be in compliance with GOV 51182 & Orange County Fire Authority (OCFA) fire zone mandates; and the Association continues to conduct bi-weekly inspection and reduction of vegetation along rear yard fences to address robust growth.

Members are encouraged to review OCFA's "Vegetation Management Maintenance Guidelines for Property Owners," posted on www.rcca.com under "Landscape Notes." This comprehensive guide includes: 4 R's of Vegetation Management; Spacing Guide; Planting Guide; Undesirable Plant Species; Safety Tips; and Frequently Asked Questions.

For further assistance please contact Juan Huerta, OCFA Fire Prevention Specialist/Community Wildfire Mitigation. Office: 714.573-6116 Mobile: 714.483.0899 JuanHuerta@ocfa.org.

Two cameras, installed on the top of a city water reservoir near the south end of the Ridge Line Trail approaching Sea Ridge Estates, rotate every 15 seconds. To observe in real time what the cameras show for these and other sites in Orange County go to: alertwildfire.org.

Slope Landscaping

RSCCA has several upcoming projects. In addition to our regularly scheduled landscaping, the Association will be removing large amounts of old woody acacia shrubs from slopes along Pastadero, Aguila, and Villagio II. The shrubs will be replaced with new landscaping that is aesthetically harmonious and easier to maintain. Irrigation systems will also be updated for these areas.

Annual Tree Trimming

Tree maintenance is performed every 3 years. This Winter RSCCA will maintain the areas from Pico along the west side of Calle Del Cerro to Montego; proceed along both sides of lower Vista Montana to the Elementary School; and continue along slopes on the east side of Aguila and Pastadero.

Protocol & Guidelines for Removal of Trees on Association Property

The Board has updated the Guidelines which have been posted on www.rsc.ca.com and attached to this Newsletter.

Protocol to Report Trespassing & Police Services

Call Police Dispatch: (949) 770-6011, press 1, then 9, and 1 for dispatch.

Email Deputy Molly Mussig: MMUSSIG@ocsd.org Ph: 949 361-8224

CC to Sheryl Sharp: ssharp@curtismanagement.com Ph: (949) 245-2753

January 2021 Meeting

The next Master Board meeting will be held on January 14, 2021 at 6 pm by means of audio/video communication in accordance with CDC COVID Protocols.

***Best wishes to all of our members
for a safe & happy holiday!***

Board of Directors

President: Vonne Barnes, Montego
Vice-President: Jerry Anderson, Villagio I
Treasurer: Marjie Butterworth, Vilamoura
Secretary: Robert Anderson, Bella Vista
Director: Kortney Morrow, Harbor View
Meetings are on the second Thursday
each month at 6:00 pm at St. Andrews
Church, 2001 Calle Frontera
San Clemente, CA 92672

Contact the Board

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RANCHO SAN CLEMENTE COMMUNITY ASSOCIATION

PROTOCOL AND GUIDELINES FOR REMOVAL OF TREE(S) LOCATED ON ASSOCIATION PROPERTY

The Board of Directors of the Rancho San Clemente Community Association ("Association") adopted the following updated Protocol and Guidelines relating to a Residential Lot Owner's claim of a view impairment or problem condition caused by a tree(s) located on Association Property at the Board of Directors meeting on November 12, 2020:

1. Members owning a Residential Lot who believe that a tree(s) located on Association Property present a view impairment or problem condition, shall submit a written tree trimming or tree removal request to the Association's Board of Directors, in care of Curtis Management. Forms are available on the Rancho San Clemente Community Association's website: <http://www.rsgca.com/index.htm> or may be obtained by contacting Curtis Management Company 949-245-2753.

Please Mail forms to: Rancho San Clemente Board of Directors
c/o Sheryl Sharp, Curtis Management
5050 Avenida Encinas, Suite 160
Carlsbad, CA 92008

Or, E-mail to: ssharp@curtismanagement.com

The Member submitting the request must also submit photographs depicting the tree(s) for which the request is being made.

Curtis Management will respond to the Member within fourteen (14) days to acknowledge receipt of a complete tree trimming or tree removal request and inform the Member that the Association's Landscape Committee ("Committee") will perform an on-site inspection.

2. Following that inspection, the Committee will report its findings to the Association's Board of Directors for review and possible action at a future Board meeting. Each inspection by the Committee will be reviewed and considered by the Association's Board of Directors on a case-by-case basis, exercising its sole discretion, as set forth herein. If the Committee recommends that a tree should be removed, it shall also indicate to the Board as to whether or not the removal of the tree should be accompanied by planting of a new tree, either for aesthetic purposes and/or as may be required by the City. If the Committee finds that the tree should be replaced, it shall provide a further recommendation of a species or a selection of species for the Board's consideration, along with a recommendation for the location for planting of the replacement tree.
3. The Committee's findings will be scheduled on the agenda of a general session meeting following the Committee's inspection for Board consideration and action. The inspection and review process may take up to 90 days to complete.
4. The determination of whether an unreasonable view obstruction or problem condition exists due to a tree upon Association Property shall be made by the Association's Board of Directors evaluating the circumstances presented for the particular claimed view obstruction or problem condition, which may include, but not be limited to RSCCA's Specific Plan Standards, OCFA Guidelines, aesthetics of the community and local environment, and the interests of the Membership as a whole. The Board of Directors shall also consider whether the removal and/or trimming of a tree will improve the unreasonable view obstruction or problem condition. The Association's Board

of Directors has the sole discretion and authority to determine whether the claimed unreasonable view obstruction or problem condition exists and the method(s) to abate and/or mitigate such claimed view obstruction or problem condition. Reasonable and appropriate consideration will be given to attempt to preserve the tree(s) by such means as pruning, trimming or thinning, according to horticultural standards.

5. The Board will review the Committee's recommendations and determine a course of action at the meeting. Any tree maintained upon Association Property may either be removed or otherwise trimmed or altered to the satisfaction of the Association's Board of Directors, if the Board of Directors determines that the maintenance of such tree, in its then existing state, creates an unreasonable view obstruction or problem condition. The Board's action may be to decline to do anything, table for further study or information, trim or otherwise alter the tree, remove the tree, or remove and replace the tree.
6. If a tree is approved for removal and a determination is made that a replacement tree will need to be planted to mitigate the removal of the tree, the Board may approve the species and location of planting of the replacement tree at the time that it approves the tree removal, or the Board may defer the decision on replacement to another time.
7. Those trees for which alteration or removal are approved by the Board will be put on a list for action, and the order in which the approved action is scheduled will be in an order of priority as determined by the Board. The order of priority for approved actions may from time to time be reassessed and re-prioritized at the discretion of the Board. The setting of priorities by the Board for the determined action may be influenced by but not limited to factors that include the date of receipt of the property Owner's request, the number of properties affected by a tree, the number of trees involved in a given location, potential damage to personal property and/or an impending threat to public safety presented by the tree(s), and the resources available to Association to implement the approved action.
8. Following the Board's decision on a course of action, the Board will inform the property Owner in writing of its decision, and if trimming/removal has been approved.
 - a) Trees deemed to be view impairments — After the Board has approved trimming or removal of a tree, the Owner will pay for the actual cost of the trimming, removal and planting of a replacement tree. The full cost of tree removal and replacement—determined by the Association's approved arborist's bid—must be returned with the Tree Trimming and Removal Waiver and Release Agreement and received by the Association prior to scheduling the tree trimming/removal. The tree will be scheduled for trimming/removal 30 days after depositing the Owner's check.

If the approved tree removal is not completed within 6 months of the receipt of the Homeowner's payment, a refund may be issued upon Owner's request. Receipt of payment for tree removal and/or replacement from a property Owner will not extend to the property Owner any right to approve or reject any selection of species or the location of planting of any replacement tree which may be deemed necessary and which shall remain the sole right and at the discretion of the Board.
 - b) Trees deemed to be problem conditions — After the Board has approved trimming, removal, or other mitigation associated with a tree(s) deemed to be a problem condition, the Board will determine who will be responsible for paying for the costs of mitigation.
9. The Association's Board of Directors shall continue to have the sole and exclusive discretion and determination concerning the method and frequency of the maintenance or routine trimming of trees and vegetation upon the Association Property.