



## Association Board Elections Are Coming Soon Board Candidate's Application

The time is drawing near for the Association Board elections. If you are interested in running for the Board, we have made available a Candidate's Application form online through the HOA Elections of California website, [www.myhoavote.com](http://www.myhoavote.com), click into the Association (Sunnymead) and use Password: sm2019 (password is case sensitive). The Association is always looking for interested homeowners to serve the community. Please take time to consider running for one of these valuable volunteer positions. The Board consists of five (5) members who are elected by the membership. All five (5) Board seats are up for election in February, 2019. The successful Board candidates receiving the three (3) highest vote totals will be elected to (2) year terms and the next two (2) successful candidates will be elected to one (1) year terms. You must be a homeowner of record; properly registered; in good standing and meet the requirements put forth in the Restated and Amended Membership Meeting and Voting Rules to run for your Board of Directors. Attendance is required at regularly scheduled Board meetings and at specially called meetings. The Board of Directors meet in the evening twice a month to conduct the business of the Association. The meetings can last 3-4 hours. Your Candidate's application will need to be submitted online no later than, Friday, December 14, 2018 by 4:00 p.m. in order to be included on the ballot. You may also include a headshot in a jpeg format to HOA Elections of California, email address [info@hoaelections.com](mailto:info@hoaelections.com). There is also a Candidates Forum scheduled for Saturday, January 26, 2019 at 2:00 p.m. in the clubhouse. Attending Candidate's will answer questions submitted by homeowners to the mediators of the Forum.

### IMPORTANT ADVISORY

**NO ARCHITECTURAL COMMITTEE MEETINGS IN DECEMBER, 2018 And Revised Meeting Dates for November, 2018 and January, 2019**

The Architectural Committee will not be meeting on Architectural applications in the month of December, 2018. The committee will be taking a well deserved time off.

Should you want to do a project in December, then you will need to submit your application for review no later than, Thursday, November 15, 2018 for the Architectural Committee meeting on Tuesday, November 20, 2018 or you will need to wait to submit for the January meetings in 2019. The January, 2019 meetings have been moved to the 2nd and 4th Tuesdays of the month of January, that would be January 8th and January 22nd instead of the 1st and 3rd Tuesdays.

Also, the Tuesday, November 20, 2018 meeting has been rescheduled to Tuesday, November 27, 2018 due to the Thanksgiving Holiday. Applications for this meeting will need to be submitted no later than Friday, November, 16, 2018 by 6:00 p.m. **Thank you for your patience in these matters.**

### Sunnymead Ranch Annual Festival Of Lights

The Board of Directors, along with the Activities Committee proudly presents our annual Christmas Festival of Lights, including with a very special guest. Come join us at the Lake Club on Saturday, December 1, 2018, from 5:00 P.M. to 7:00 P.M. for an evening of fun, as we fill our Clubhouse with lighted trees, special effects and colorful lights.

There will also be cheerful holiday music for your listening pleasure! And for those of you who live around the lake, you could help make the lake look spectacular by lighting up your backyards and fences prior to the evening of Dec. 1.

We'll also have dessert goodies to eat, along with hot chocolate and pop corn. That **VERY SPECIAL** guest, just for the kids, will show up from 5:30 pm to 6:30 pm, so parents, be **sure** to bring your cameras!

The parking lot will be closed for this event. You may want to park in the Ralph's Shopping Center or on the side streets.

As this is a free event, it is being held for Association **members** in good standing **only**. Sorry, **no guests** invited for this event. Tickets will be given only to those members who have valid access cards and their children. Tickets for this event will be available for you to pick up from Saturday, November 24, Thursday, November 29, 2018. For more information, just contact the staff at the clubhouse office at: 951-924-2249 and they'll be able to help you.

*Info provided by: Activities Committee*



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# We Love SUNNYMEAD Ranch!

## Steve & Nanette Deeble

### TESTIMONIAL

**Nanette,** Marlene and I want to thank you for the incredible job you did on the sale of our home. These days it is a wonderful thing to find people who care so much about what they do and how it affects those they are working with. Tarbell should be very pleased to have people like you to representing them.

The relationships you develop with your clients is the most important part of what you do and Marlene and I both can honestly say GREAT JOB! Nanette your concern for detail and doing things right has made this process a great experience. We wish you continued success and you both have our unqualified recommendation.

**Don & Marlene Rapp**

**Steve and Nanette,** I wanted to let you know how much we appreciate all of your efforts spent in selling our Moreno Valley Ranch house. The fact that we were able to sell our home in this current environment is a testament to your dedication and effectiveness as realtors. My wife and I appreciated your truthfulness, patience, and knowledge of the market. If any of our friends ever need your services I will gladly recommend your team to them.

**Preddis L. Sullivan DDS, Moreno Valley**



### TESTIMONIAL

"To anyone seeking a Realtor, my wife and I recommend **Steve Deeble**. Steve will exceed your expectations and gave more than 110%. In our case, Steve represented us as sellers. The buyer's Real Estate agent began to loose heart and all but dropped the ball. Steve picked up the pieces and persisted relentlessly through closure." We are all familiar with the catch phrase of Larry H. Parker, "I will fight for you". Steve is the Larry H. Parker of Real Estate! Steve is punctual, dependable, honest, and a man of his word. Steve Deeble is a true professional in every since of the word.

**George and Elizabeth Scretchings,  
Moreno Valley**

"Robert and I would like to thank **Nanette and Steve** for helping us buy our first home together. You truly made our experience a memorable one. I have to say that we were very impressed at the the way everything was handled. It didn't feel like just a business transaction. Although you two were very professional, your team made everything sooooo easy. You are really on top of your stuff. We made an agent for life!

Thanks for everything!  
**Robert & Trisha Duenes**

*Living in Sunnymead Ranch for 32 years!*

## Special "Low" Commission Rate only for our Sunnymead Ranch Community

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Work With The Company

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Best Real Estate Company  
In the Inland Empire

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website: [stedeeble.com](http://stedeeble.com)  
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We Can Sell  
Your Home  
Faster and  
at the  
Highest Price  
Possible...  
Period!  
End of Story.

# Tarbelle, REALTORS

# BOARD MESSAGE



## *Hello Sunnymead Ranch residents.*

It's hard to believe that we're winding-down the ending of 2018 already. By the time this issue arrives at your address, we'll have less than two months left to this year, which means that we're already into the Holiday Season. With Thanksgiving just a few weeks away, and Christmas following less than 30 days after that, we're speeding through this part of the year right now like never before.

That being said, we just wanted to remind everyone to be safe during the Holidays, and we hope you enjoy them to the fullest.

And, we still have at least two more social events scheduled to take place between now and the start of 2019, along with an important Association event.

The two social events include our annual Festival of Lights program, this year scheduled to take place on the evening of December 1, 2018, and starting at 5 pm. We also have our annual New Year's Eve party, scheduled to take place on the evening of December 31, 2018, and starting at 9 pm. Both events we expect to have the usual great turnout in participation. Information about them can be located in other areas of this issue, along with more detailed info about them.

The Association-related event mentioned above has to do with our annual Election of Board Members. At our last Open Forum, the Board established Dec. 14, 2018 at 4:00 p.m. as the last day to file for running for a seat on our Board. Because we didn't have an election in 2018, due to a lack of satisfying quorum, all five Board seats will be up for election in the 2019 election. So, keep in mind that Dec. 14, 2018 at 4:00 p.m. is the last day to file to run.

December 14, 2018 was selected as the Date-of-Record, in order to receive a ballot to vote in the upcoming election, which simply means that to be included as a participant in the election, you must have closed escrow on your Sunnymead Ranch home on or before Dec. 14, 2018.

It's also important to note that for those interested in running for the Board to be sure that you review the qualifications for running for a seat on the Board, by reading the current Election Rules located on our website, [www.mysunnymead.com](http://www.mysunnymead.com).

The Board also approved that the ballots for the upcoming election will be mailed out on or about January 11, 2019, and our Annual Members Meeting is scheduled to take place on Wednesday, February 13, 2019, and starting at 6 pm.

For more information regarding our elections, please visit our website (address above). If you still have questions regarding the process, just call the office and they will be glad to answer them for you.

In the meantime, this month's Message will be intentionally short, with a heads-up that an end-of-year recap of the State-of-the-Association is scheduled to be next month's theme. So, for now, we'll end with a warm wish that all of our residents here enjoy Thanksgiving with family and friends, and we'll catch up with you next month.

Okay, that's it for this issue. As always in closing, we want to say again that we, the entire Board of Directors, appreciate your continued support, and look for your suggestions on how we can improve the quality-of-life for all of us who call Sunnymead Ranch our home. Take Care, and

Warmest Regards,  
*Robert Riddick, President*  
Sunnymead Ranch Board of Directors



# THE MANAGER'S MOMENT



By Betty Roth,  
CCAM, CMCA, AMS, LSM, PCAM

I am including some very important articles in this section. They are of vital interest to all residents in the Sunnymead Ranch community. Please take a moment to review these important items.

## Boat House Closed for Paddle and Fishing Boats

The Boat House is now closed for the use of Association fishing or paddle boats until Spring Break 2019. Should you need to check out equipment other than boats, at any time, please contact the gate station staff, 951 242-6989.

## Please Do Not Feed Or Water The Wild Burros

Please do not feed or water the Wild Burros that roam throughout the neighborhoods of Sunnymead Ranch. Feeding and watering the wild burros is a violation of city ordinances. It also encourages them to return to the neighborhoods. They then rummage through the trash receptacles on the sidewalk and streets as well as eat the landscape in the common areas and the front yards. Thank you for your cooperation in this matter.

## Free Mulch is Now Available through the City of Moreno Valley

We have researched and found that the City of Moreno Valley has free Mulch available to residents. Residents can go to the City yard located on Perris I. between J.F.K. and Iris. The office at that site will direct the residents to the Mulch. The phone number to the city yard is 951 413-3160.

## Exact Change When Transacting in the Lake Club Office

When paying for your assessment, cards, keys, reservations and event tickets, **please have exact change or check/money order.** The office does not keep adequate cash on hand for the purpose of making change. This is for the safety of the staff. Credit cards cannot be used for assessment payments.

**Stay Connected!**  
✓ Get Notified of events  
✓ Report a problem  
Download the app now!

Download our Mobile App from [www.MySunnymead.com](http://www.MySunnymead.com)  
or use the QR code below:

Works on both Android and Apple devices

## NEW MOBILE APP ANNOUNCEMENT!

We are happy to announce that we have upgraded our mobile app for Sunnymead Ranch and it is ready for immediate download. We will discontinue the old app on November 15th. Residents can use the mobile app to access association information and stay in touch with important notifications from your community.

From your mobile device, you can download the app by clicking:  
[http://app.appnotch.com//converter/download/storetenant/18552?\\_branch\\_match\\_id=325868968091540834](http://app.appnotch.com//converter/download/storetenant/18552?_branch_match_id=325868968091540834)

Or you can go to your community website at: <http://www.mysunnymead.com/> scroll to the bottom and tap on "Download Our App"

Here is a short video that explains how to use the app: <https://www.avalonweb.com/community-base-tutorial.html>

This app is provided free of charge from Avalon Management for your convenience.

Download the app now to stay connected!

Have a Great Day!

Avalon Management, as Agent for Sunnymead Ranch

# COUNCIL MEMBER JEFFREY GIBA

Jeffrey J. Giba  
Moreno Valley City Hall  
14177 Frederick Street  
P.O. Box 88005  
Moreno Valley, CA 92552  
Phone: 951-413-3008  
Email: jeffg@moval.org

*Hello my fellow Moreno Vallyites. October was one of my favorite times of year. Pumpkins, cool nights and mornings and all those Fall festivities like, yes Halloween! I hope you all enjoy your own family Fall traditions but now we transition into November and Thanksgiving.*

*I pray you all took time to Vote by Mail and in the booth on the 6th. This is a wonderful privilege to select a representative.*

## **Valley View Field Dedication**

The MVUSD made good on another sports field update at Valley View HS and I was in attendance with many Board Members and the Superintendent. This field has a "Red" AstroTurf. Beautiful. So, come out to the games and support our local HS Teams.

## **US VETS Ben Clymer Benevolence Auto Give Away**

This was his 34th give way from the Clymer family. Wonderful ceremony at the March Field Museum. Lots of attendees including myself and Riverside Council Member Chuck Condor. Wonderful event and a blessing to a Navy Vet to help get him and his family back on their feet.

## **Yogurtland & America's SBDC**

Attended a wonderful Ribbon cutting for Yogurtland next to Starbucks on Frederick. They were supported by the Inland Small Business Development Center and it is sure a great suggests. You enjoy a variety of Flavors including Pumpkin for the season, and one of my favorites Cheese Cake with fresh fruit. Got to have a hamburger next door or coffee on the other side or of course a nice meal at the Brewhouse then dessert at Yogurtland!

## **Muslim Family Foundation**

Our city has an all-inclusive Foundation. After five years the Muslim Family Foundation is now up and running. It serves ALL residents so stop by and see what they can do for you.

## **Upcoming Events**

Please review the city web site to access the Parks, and Community Services site for future events. This page does not give enough room for all that is available. The city web page will help fill you in.

## **Silly Season**

This is the time of year when many people want to run for public office. I hope you took the time to learn who you honestly believe have the **qualifications** and heart to properly "serve" & represent our city as an elected representative. There is always a lot at stake and your VOTE does count. I won as your representative by 7.

# Concerts by the Lake "Thank You"

On behalf of the Activities Committee, we'd like to take a moment to **Thank** all of the residents of Sunnymead Ranch who came out to **ENJOY** our last of the Summer of 2018 evening **Concert by the Lake** event we hosted on this past Oct. 12th. We can't begin to tell you how much we appreciated your participation, and especially all of you who stuck around until well-past the end of the concert.

And, thanks to the amazing response to the evening, the committee will be asking the Board of Directors to approve us continuing to host our Concert by the Lake events next year again, thanks to your participation and support in making our concerts during 2018 the successful events that they were.

The band ("**Prime Time**") didn't let us down at all, and we expect that we'll use them again, in the future. But for right now, plan on us hosting concerts next Summer again. We'll keep you posted on the actual dates, once we get it approved by the Board.

Thanks again, Sunnymead Ranch residents, for your support, and we won't let you down in selecting quality entertainment for your enjoyment. See all of you next year .....and **TELL YOUR NEIGHBORS WHO MISSED IT!!!!**

*Information provided by: Activities Committee*





## **New Year's Eve 2018 Celebration at Sunnymead Ranch Clubhouse**

*It's coming.....* – and, we're less than two months from the evening of December 31st. That's when we're having our **2018 New Year's Eve Celebration**, and yes, **You're INVITED!!!!** The *Activities Committee* is working hard and putting its heart and soul into putting together one of the grandest traditions of Sunnymead Ranch; our *New Year's Eve event*.

And, the party we've got planned for you will be not only fun, but well-worth the very affordable price. First, you'll be greeted and seated at your reserved table by our warm and friendly hosts. No confusion about table location, but the earlier you purchase your tickets, the sooner you lock-in your seating. Next, you'll be treated to plenty of food-goodies while the party gets started. Then, you'll relax and enjoy our entertainment for the evening....

And yes, there will be dancing all night, as we work our way to the 'Midnight Hour'... And, this year we're going to offer up something different in the way of food-goodies. By popular demand, we'll be serving up delicious buffet-style hors d'ourves and other munchable and delicious fare. We learned from last year's event, that by changing up the food portion of the night's happenings, we can drop the ticket-costs substantially, and make it much more affordable for all those who want to celebrate with us. And, don't worry, we **WON'T** run out of food, and we'll still be topping the night off with complimentary champagne, as well as all the horns, hats, whistles, and merry-making doo-dads that every respectable New Year's Eve party should have. And we can't think of a better way to bring in the New Year than that!!! And, you only have to drive as far as your own Clubhouse!!!!

All this for an unbelievable ticket-price of **\$25.00** per person!!! And, to assure the quality of the event, we're limiting total tickets available to **120** tickets. And, no pre-sales, so that everyone has an equal opportunity to purchase tickets as soon as they go on-sale. When is that? They will go on sale starting Monday, November 5, 2018. Where? At the Clubhouse, of course.

For those who missed celebrating New Year's Eve last year here at the Clubhouse, "**Welcome Back**"!! Mark your calendar for this year's biggest party. Remember, tickets will be available starting Nov. 18, and we will be partying from **9 pm December 31, 2018 until 12:30 am, January 1, 2019...** And tickets are a measly **\$25.00** a piece!!! You don't want to miss this one, people, ***believe me!!!***

~~~~~  
*Info provided by: Activities Committee*



## We are Back!

We had a great turnout for our first dinner after the summer break! Everyone was happy to see each other and hear how they enjoyed their summer. In the meeting portion of the evening we discuss having outings since we have some wonderful

new restaurants in town like Woody that offer great food and 'world class' live music.

We also discuss inviting more residents out to see that we are not a bunch of mature people sitting around talking about our aches and pains. On an individual level, we are active in our community, have a good social network, and are enjoying this season of our life. We have world travels as well as those that enjoy visiting local areas and other states in the good old USA.

We enjoy playing cards games like CLR and even bingo. There are few wallflowers when the evening includes music, we may not move as we did when we were 20 but the fun, laughter and joy we have has not diminished at all!

We are inviting all residents to come out and have an evening with us. We would also like to invite any entertainers, those up and coming stars that need an audience to perform in front of to practice their craft please let us know we would love to have you entertain us. For some of you garage bands that just enjoy getting together give us a call too! If you are a clean comedian and want to test out a new routine, yes, you are welcome too. There may even be a magician out there, call us.

We are also seeking those of you that have information/ knowledge that you feel would be beneficial to our demographic please contact us and let us hear what you have to say.

Dickey's BBQ Catering, on Day Street, catered our September dinner: we had a delicious meal of BBQ Chicken breast and sliced beef brisket, BBQ baked beans, macaroni & cheese, Caesar salad, rolls and condiments including an assortment of their BBQ sauces. Sonnie topped the meal off with her wonderful carrot cake!

November birthdays are Lydia Ortiz 11-5 and Tranquil Calley 11-27.

The official meeting begins at 6:00 pm. You do not have to be a member to come out. Wine and Chat starts at 5:30 (bring your own wine). Our catered dinners include an entree, salad, dessert, and a beverage (free refills)! Just call Tee Hall at 951 924-6687 so she can order your dinners. We look forward to seeing you and sharing a fun filled evening.

***HAPPY THANKSGIVING!***

The following is balance sheet summary for the association as of September 30, 2018.

| Assets              |                        |
|---------------------|------------------------|
| Member Receivables  | \$ 251,654.36          |
| Total Cash          | \$ 3,652,882.08        |
| Total Other Assets  | \$ 200,572.47          |
| <b>Total Assets</b> | <b>\$ 4,105,108.91</b> |

| Liabilities              |                        |
|--------------------------|------------------------|
| Liabilities              | \$ 218,775.36          |
| Fund Balances            | \$ 2,872,036.01        |
| Members Equity/Deficit   | \$ 1,014,297.54        |
| <b>Total Liabilities</b> | <b>\$ 4,105,108.91</b> |

The complete balance sheet is posted in the Association's lobby.

## BRIDGE NEWS



### September 11th

1st Place- Audrey Barnes  
2nd Place- Kathy Kulsick  
3rd Place- Ruth Fraser

### September 18th

1st Place- Ruth Fraser  
2nd Place- Kathy Kulsick  
3rd Place- Audrey Barnes

The highest score for the month was 3520, made by Ruth Fraser, and the second highest score was 2820, made by Kathy Kulsick.

We have lots of fun Tuesday evenings at 7:00 p.m. in the clubhouse playing bridge and having some yummy snacks. So come on over, all you bridge players! Call Kathy at 951-247-3774.

# NOVEMBER 2018

| SUN                                                                                                      | MON                     | TUE                                                               | WED                      | THU                                                     | FRI                                                     | SAT                                                                                                      |
|----------------------------------------------------------------------------------------------------------|-------------------------|-------------------------------------------------------------------|--------------------------|---------------------------------------------------------|---------------------------------------------------------|----------------------------------------------------------------------------------------------------------|
|                                                                                                          |                         |                                                                   |                          | 1<br>10am - Hand & Foot<br>10am - Yoga<br>6pm - ARC App | 2<br><b>Clubhouse Unavailable</b><br>10am - Hand & Foot | 3<br>11am - Veteran's Day Ceremony                                                                       |
| 4                                                                                                        | 5                       | 6<br>Architectural Meeting<br>10am - Yoga<br>7pm - Bridge Club    | 7                        | 8<br>10am - Hand & Foot<br>10am - Yoga                  | 9<br>10am - Hand & Foot                                 | 10<br><b>Clubhouse &amp; Picnics Unavailable</b><br><b>Office Closed</b><br><b>Veteran's Day Weekend</b> |
| 11<br><b>Clubhouse &amp; Picnics Unavailable</b><br><b>Office Closed</b><br><b>Veteran's Day Weekend</b> | 12                      | 13<br>10am - Yoga<br>7pm - Bridge Club<br>7pm - Executive Meeting | 14<br>6pm - Bucks & Does | 15<br>10am - Hand & Foot<br>10am - Yoga                 | 16<br>10am - Hand & Foot<br>6pm - ARC App               | 17<br><b>Picnic Volleyball</b><br><b>Private Party</b>                                                   |
| 18<br><b>Private Party</b>                                                                               | 19<br>7pm - Hospitality | 20<br>10am - Yoga<br>7pm - Bridge Club                            | 21                       | 22                                                      | 23                                                      | 24<br><b>Clubhouse &amp; Picnics Unavailable</b><br><b>Office Closed Thanksgiving Weekend</b>            |
| 25<br><b>Clubhouse &amp; Picnics Unavailable</b><br><b>Office Closed</b><br><b>Thanksgiving Weekend</b>  | 26                      | 27<br>Architectural Meeting<br>10am - Yoga<br>7pm - Bridge Club   | 28                       | 29<br>10am - Hand & Foot<br>10am - Yoga                 | 30<br>10am - Hand & Foot                                |                                                                                                          |

## HOME OF THE MONTH



Avalon Management is sponsoring the Sunnymead Ranch Home of the Month. Recipients are awarded a \$100.00 gift card from a home improvement store. Homes considered could be homes that are meticulously maintained and display a real pride of ownership, or they might even be a home previously in violation where the owners have made extreme improvements in the appearance. For the month of November, the \$100.00 gift card is awarded to 10300 Dawn View. Congratulations!

Look to your mailbox for your certificate and gift card in the next couple of weeks!

**Sunnymead Ranch Planned Community Association  
Board of Director's Candidate Application  
Annual Election of the Board of Directors 2019**

**PRINT LEGIBLY**

Name: \_\_\_\_\_

Address: \_\_\_\_\_ Moreno Valley, CA 92557

Home Phone: \_\_\_\_\_ Cell Phone: \_\_\_\_\_ Work Phone: \_\_\_\_\_

Email Address: \_\_\_\_\_

Employer: \_\_\_\_\_ Occupation: \_\_\_\_\_

I believe that I am able to submit a candidate's statement and run for a seat on the Board as sited in the Restated and Amended Association Membership Meeting and Voting Rules. I believe all my statements contained herein, and my attached candidate statement to be true. I attest that I am a member of the Sunnymead Ranch Planned Community Association, whose name appears on title, and is properly registered with the Association as such. I understand that there are five (5) Board seats are up for election. The successful Board candidates receiving the three (3) highest vote totals will be elected to two (2) year terms and the next two (2) successful candidates will be elected to one (1) year terms. Attendance is required at regularly scheduled Board meetings and at specially called meetings. I agree to adhere to and enforce the rules and regulations of the Association as set forth in the CC&R's, Bylaws, Architectural Guidelines and Rules and Regulations and any amendments thereto.

\_\_\_\_\_ Date: \_\_\_\_\_  
Candidate's Signature

The Election Inspector, HOA Elections, has provided you with the ability to apply for candidacy online. Please visit: [www.MyHoaVote.com](http://www.MyHoaVote.com), and enter the name of the Association (Sunnymead Ranch and password below:

**Password: sm2019 \*\*Please note password is case-sensitive\*\***

The information provided will be printed as submitted by you for use on all election materials and resident mailings. Please print or type the information legibly. Allow 100 words for each item A-D.

A. Goals and objectives for the Board of Directors: (100 words or less)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

B. Community Association Experience: (100 words or less)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

C. Civic Organizations and Positions Held: (100 words or less)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

D. Please state why you should be elected to the Board of Directors: (100 words or less)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Should you have any questions completing this form, please contact Betty Roth, General Manager, at (951) 924-2249. **The deadline to return this form is Friday, December 14, 2018 by 4:00 p.m. Please mail, fax or hand deliver to:**

Sunnymead Ranch Planned Community Association  
23600 Sunnymead Ranch Parkway, Moreno Valley, CA 92557  
951-924-2249 (Office) 951-924-4652 (Fax)

**Disclaimer:** The candidate, and not the Association, is responsible for the content in this Candidate Application.



|                   |          |                                       |
|-------------------|----------|---------------------------------------|
| November 3, 2018  | Saturday | Veteran's Day Ceremony                |
| December 1, 2018  | Saturday | Tree Lighting Festival                |
| December 31, 2018 | Monday   | New Year's Eve Party<br>(Adult Event) |

## Calendar of Events 2019

|                     |           |                                       |
|---------------------|-----------|---------------------------------------|
| January 26, 2019    | Saturday  | Candidate's Forum                     |
| January 30, 2019    | Wednesday | Committee Appreciation<br>Dinner      |
| February 3, 2019    | Sunday    | Super Bowl on the TV's                |
| February 13, 2019   | Wednesday | Annual Meeting                        |
| February 20, 2019   | Wednesday | Adjourned Meeting<br>(if needed)      |
| April 6-7, 2019     | Sat & Sun | Spring Yard Sale                      |
| April 13, 2019      | Saturday  | Easter Egg Hunt<br>(Easter 04/21/19)  |
| April 27, 2019      | Saturday  | Fashion Show and<br>Luncheon          |
| May 18, 2019        | Saturday  | Memorial Day Ceremony                 |
| May 31-June 2, 2019 | Fri-Sun   | Camp Nights                           |
| June 21, 2019       | Friday    | Concerts by the Lake                  |
| August 11, 2019     | Sunday    | Sunday Brunch                         |
| September 13, 2019  | Friday    | Concerts by the Lake                  |
| October 5-6, 2019   | Sat & Sun | Fall Yard Sale                        |
| October 26, 2019    | Saturday  | Halloween Event                       |
| December 7, 2019    | Saturday  | Tree Lighting Festival                |
| December 31, 2019   | Tuesday   | New Year's Eve Party<br>(Adult Event) |

Well the end of summer (September) brought us 22 new homeowners and the fall has started us off with 5 new homeowners.

The Hospitality Committee would like to welcome all of you to our beautiful community. We look forward to meeting you all and invite you to join us at our next event which will be the Halloween Party for the children on October 27th at 10am.

We have many fun events throughout the year and you will find them listed in the Round-Up each month.

We also encourage new homeowners to come to the monthly Open Forum Meeting which is held on the 4th Wednesday of the month at 6pm. This meeting is with the Board of Directors and it is an open meeting for all homeowners. You will hear what the Board is currently working on and will report the Treasury Report. This is a great way to find out how this Board takes such great care of our community. You are invited to ask questions and voice concerns you may have at this meeting.

We have different committees you may want to volunteer for such as the Hospitality Committee, the Activities Committee, the Veteran's Committee, the Fishing Committee, etc. You can go to the office and fill out an application.

I would like to thank all the merchants in the area that have contributed to our tote bags:

Margarita Grill, Lovely Nails, Hair Perfect, First Methodist Church, Rising Shutters, Faith Baptist Church Book Store, Styles by Lupita, Doggie Day Spa, Pho Shack Restaurant, Encite Pest Control, Barbara's Hair Salon, Aim Post Services, Dickey's BBQ, Window Tinting by Solartint and Streetbeat Records.

Come down and check out all our wonderful amenities.



# IMPORTANT NUMBERS

## SUNNYMEAD RANCH PLANNED COMMUNITY ASSOCIATION

23600 Sunnymead Ranch Parkway  
Moreno Valley, CA 92557

Office.....951-924-2249  
Office Fax.....951-924-4652  
Avalon Mgmt Group.....800-342-7213  
Front Gate and After  
Hours.....951-242-6989  
E-Mail.....info@mysunnymead.com  
Website.....www.mysunnymead.com

### ASSOCIATION MANAGEMENT

Finance.....Avalon Management Group  
General Manager.....Betty Roth  
Office Administrator.....Don Dean  
Office Administrator.....Kim Bass  
Office Administrator.....Julia Wirth  
Custodian.....Don O'Neill  
Custodian.....Bob Hay

### COMMITTEES

Activities.....Robert Riddick  
Veterans.....Robert Riddick  
Architectural.....Grace Jimenez  
Hospitality.....Sonnie Kenney

## BOARD OF DIRECTORS

Robert Riddick.....President  
David Clark.....Vice President  
George Gallanes.....Treasurer  
Bernice Robinson.....Secretary  
Sunny Williams.....Director

### LAKE CLUB HOURS

Monday-Friday.....9 am -6 pm  
Most Saturdays.....9 am-2 pm  
Sunday.....Closed

## CITY SERVICE NUMBERS

Police (non-emergency)....951-247-8700  
Riverside Co. Sherriff.....951-776-1099  
Police emer.-cell phone.....951-684-0911  
Abandoned vehicles.....951-413-3340  
Abandoned shopping carts...951-413-3330  
Street light repairs.....951-413-3480  
Code Enforcement.....951-413-3340  
Animal Control.....951-413-3790  
Social Security Office.....951-656-6684  
Moreno Valley.....951-413-3000  
GRAFFITI HOTLINE.....951-413-3171

City Website:  
[http:// www.moval.org](http://www.moval.org)

## ARCHITECTURAL SUBMISSION DEADLINE

6:00 pm the Thursday prior to meeting  
(1<sup>st</sup> and 3<sup>rd</sup> Tuesday of each month)

## ROUND-UP SUBMISSION DEADLINE First Thursday of the Month

## FITNESS CENTER HOURS

6 am – Midnight  
(Closed daily 1:00 pm – 2:00 pm for cleaning)

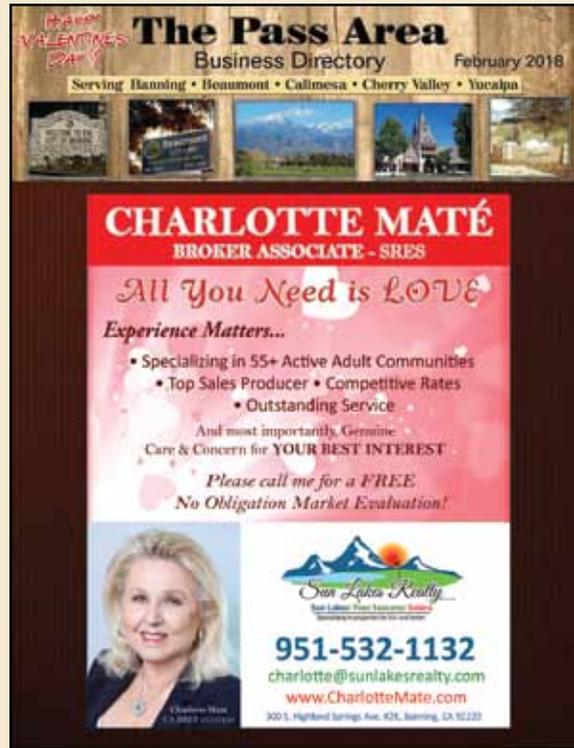
## STANDING MEETINGS

Board of Directors Meeting 6:00 pm  
Fourth Wednesday of the Month  
Architectural.....7:00 pm  
First and Third Tuesday of the Month  
Bucks and Does.....6:00 pm  
Third Wednesday of the Month  
Bridge Club.....7:00 pm  
Every Tuesday  
Canasta.....10:00 am  
Every Thursday & Friday  
Yoga.....10:00am  
Tuesday & Thursday

**Our Monthly Publications Cover Over 15,000 Homes  
Each Month in the Communities Below.**

**The Pass Area  
Business Directory**

is delivered to up to 5,000 homes and businesses in the Pass Area to arrive by the 1st of each month.



The Newsletters shown below are delivered to the following communities each month.

**The East End Newsletter**  
The East Highlands Ranch Community in Highland.

**The View Newsletter**  
The Sun City Community in Apple Valley.

**The Round-Up Newsletter**  
The Sunnymead Ranch Community in Moreno Valley.

**The Solera Gazette Newsletter**  
The Solera Oak Valley Green Community in Beaumont.



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**Contact Bob Boatman @ 951.205.9614  
or bobboat82@gmail.com**

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WE HAVE A LOW EVICTION RATE IN  
SUNNYMEAD RANCH AND HIDDEN SPRING!**

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SEEN OUR TV ADS?  
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**WE DO DIRECT DEPOSIT**

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VIEW INSIDE OF HOUSES ON THEIR OWN!  
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**951-247-2100**

**iehouses**

**Property Management**

dba Statewide Property Services, Inc.

[www.iehouses.com](http://www.iehouses.com)  
[drdroad@me.com](mailto:drdroad@me.com)



## AVAILABLE 7 DAYS A WEEK NOTARY PUBLIC & WEDDING MINISTER

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- |                                                                                                                                                                                                              |                                                                                                                                                                                    |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
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|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|



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Carpet Cleaning Coupons

New Revolutionary DEEP CLEANING

**3 or More Room Special \$40** (each room)  
Regular \$80

**2 Rooms Special - \$50 (each room)**  
**1 Room - \$80 (each)**

Each room up to 200 sq. ft. Stairs extra. Deep cleaning is Hot Carbonated Extraction (HCE). \$10 environmental waste fee applies. Expires 11/30/18.

Carpet Cleaning Coupons

Original Maintenance Clean

**3 or More Room Special \$30** (each room)  
Regular \$60

**2 Rooms Special - \$40 (each room)**  
**1 Room - \$60 (each)**

Each room up to 200 sq. ft. Stairs extra. Maintenance Cleaning is tank & buffer dry cleaning. \$10 environmental waste fee applies. Expires 11/30/18.

# Thinking of Selling or Buying?

*We can help maximize your home's exposure with marketing expertise that will get you the results you are looking for!*



**Joyce A. Hurst, Broker**  
DRE: 01179696

**Joyce's Tax Service**

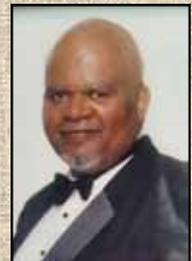
CTEC: A226876  
PTIN: P01329815

Cell: (951) 318-4289



**Paul A. Hurst Sr., Broker**  
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**HIRE A LOCAL SUNNYMEAD RANCH NEIGHBORHOOD EXPERT TO SELL YOUR HOME!!**

## SUNNYMEAD RANCH MARKET UPDATE

ALL PROPERTIES THAT SOLD IN THE MONTH OF AUGUST, SEPTEMBER AND OCTOBER

| ADDRESS                     | SOLD PRICE | BED / BATH | SQFT |
|-----------------------------|------------|------------|------|
| 24592 Meadow Grass Way      | \$300,000  | 3/2        | 1074 |
| 23868 Lone Pine Dr          | \$329,900  | 3/3        | 1709 |
| 10661 Mohave Ct             | \$335,000  | 3/3        | 2279 |
| 10362 Desert Star St        | \$336,000  | 3/2        | 1778 |
| 23638 Cedar Creek           | \$340,000  | 3/3        | 1699 |
| 10911 Mendoza Rd            | \$342,000  | 5/3        | 2286 |
| 24207 Old Country Rd        | \$346,000  | 3/2        | 1667 |
| 23330 Stony Creek Way       | \$347,500  | 4/3        | 2113 |
| 10728 Mendoza Rd            | \$353,000  | 4/2        | 1749 |
| 24092 Ironbark Rd           | \$369,000  | 4/3        | 2528 |
| 10150 Caribou Cir           | \$370,000  | 3/3        | 2150 |
| 10600 Canyon Vista Rd       | \$380,000  | 4/3        | 2172 |
| 10162 Coral Ln              | \$385,900  | 4/3        | 2071 |
| 24830 Evening Shadow Ct     | \$399,800  | 4/3        | 2098 |
| 10200 Canyon Vista Rd       | \$425,000  | 4/3        | 2172 |
| 10546 E Summer Breeze Dr Ne | \$437,000  | 4/3        | 2810 |
| 23870 Blue Bill Ct          | \$450,000  | 4/3        | 2780 |
| 23840 Creekwood Dr          | \$455,000  | 4/3        | 2167 |



"We asked Gabby to help sell our home in Sunnymead ranch area of Moreno Valley. She explained everything carefully and kept us informed each step of the way. She has an amazing team behind her that keeps the process running smoothly. We highly recommend Gabby for any of your home selling or buying needs. She is truly the best!!"  
- jdandkidz0

"Gabby is simply amazing!!! She sold our home in just a few days and made the process so easy and simple. She has an amazing team that works along side her. I highly recommend Gabby for any of your buying or selling needs. She is simply the best at what she does ."  
- D'Lonna B



**WHAT'S YOUR HOME WORTH?**

SEARCH

[SunnymeadRanchHomeValues.com](http://SunnymeadRanchHomeValues.com)

**GABRIELA HANSON 951.488.8025**

BRE# 01761693 | BROKER CalBRE # 01927637  
7150 Eucalyptus Avenue, Ste. A, Moreno Valley, CA 92555



Realty Masters & Associates

# 5 SIGNS | IT'S TIME TO LIST YOUR HOME



CHOOSING TO SELL YOUR HOME IS A BIG DECISION, A DECISION THAT REQUIRES THE CAREFUL WEIGHING OF A VARIETY OF FACTORS. TO HELP, HERE ARE FIVE SIGNS THAT MIGHT INDICATE IT'S TIME TO SELL.



**IT'S TIME TO SELL!**



## YOU'RE LETTING THINGS GO

Realize that the more you let things go around the house, the more money you'll have to invest to get it ready for market. Evaluation if it's time for a simpler, less work-intensive options.



## YOUR EQUITY IS BACK

94 percent of homes priced \$200,000 and above have returned to positive equity. Do some research and have your home reappraised. The option to sell might be back on the table.



## YOU'VE OUTGROWN YOUR SPACE

Are your kids outgrowing shared bedrooms? An in-law moving in? A new virtual work opportunity that requires a home office? These are the life events that really necessitate a bigger home, not the inability to curb a shoe, buying habit.



## YOUR LIFE HAS CHANGED

Growing or shrinking families, a new job with a new, long commute, retirement, divorce, etc, are case to seriously consider moving on. Ultimately, a happy home is one that's in sync with your current phase of life.



## YOUR NEIGHBORHOOD IS BOOMING

Pay attention to "Recently Sold" homes in your Sunnymead Ranch roundup and talk to those neighbors plunking down For Sale signs in their yards. If homes are selling above listing price, now might be a wise time to take the leap.



**GABRIELA HANSON** 951.488.8025

REALTOR®

DRE# 01761693

CALL or TEXT

[gabby@gabbyshomes.com](mailto:gabby@gabbyshomes.com)

To check the value of your home please visit:

**[SunnymeadRanchHomeValues.com](http://SunnymeadRanchHomeValues.com)**

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Moreno Valley, CA 92557

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### Have you reviewed all your options?

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**WWW.SUNNYMEADRANCHDENTAL.COM**

### OFFICE HOURS:

MONDAY: 8:00 AM - 5:00 PM  
TUESDAY: 8:00 AM - 5:00 PM  
WEDNESDAY: 8:00 AM - 5:00 PM  
THURSDAY: 8:00 AM - 5:00 PM  
FRIDAY: 8:00 AM - 5:00 PM  
SATURDAY: BY APPOINTMENT

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