

Fletcher Terrace Unit #3

Homeowners Association Newsletter

ftu3.org

September 15, 2026

President's Message

As our warm dry season draws to a close, we can look forward to a season that is going to be extraordinarily wet with the El Niño conditions. This is a very good time for us all to take a look at our yards, which have probably been decimated to a certain degree by the lack of water and the extreme heat. For me, I know, I have a patch of grass that really needs attention. Now would be a good time for us all to take the break in the weather to resolve any burnt shrubbery or lawns. Of course, with El Niño coming up, if the rains are as expected, we could experience some record rainfall. Now is a very good time, to make sure that you have erosion controls in place and run runoff controls as well. See if you need to purchase some waddle for hillsides or silt screens to prevent runoff. I guarantee you that the local authorities will probably be on patrol to make sure that there is not excessive debris or soil runoff. In any event, please enjoy the last few days of summer as we look forward to

Pres's Message continued

what we'll hopefully be an enjoyable fall. I wish you all the very best.

Matt

Architectural Review Committee (ARC)

Introducing our new chair, Steve Gregg (619.750.5829). If you are planning any changes to your home that will be visible to your neighbors please download the ARC form from our website (ftu3.org) to be approved by the Architecture Review Committee (ARC). Please follow the requirement for architectural changes from our CC&R's that are also found on the website.

Any Complaints?

First talk to your neighbor. If you cannot resolve the issue file the complaint form also available on the website, (ftu3.org). The board cannot address the issue until we have a complaint form.

Landscape Committee



Palm Tree 101 - Proper Palm trimming requires removing only dead, brown or broken fronds and ripe seed pods in August/September.

Dog Poop

Please pick up after your dogs. Disposal bags are located at the top of Heron, corner of Heron & Loma Portal and the south end of Loma Portal (middle). If so inclined you might clean up poop of any visiting dogs or coyotes.

Next Regular Board Meeting

Wednesday, Nov. 11, 2026 at 4:30 PM on Zoom. All are welcome. Contact Pete Horton for Zoom meeting information.

Questions or Concerns about your HOA?

Feel free to contact any Board Member.

Marilyn Glattly.....714.615.1399

Al Haefner.....619.749.7311

Steve Gregg.....619.750.5829

Pete Horton.....619.596.3363

Matt Rifat.....619.708.3675