



# Bridle Path News



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## Maintenance Item of the Month: WATERING

With the extreme heat, grasses on the parkways are dying. Even though some of the parkways are maintained by the HOA, it has always been the homeowner's responsibility to ensure the parkways get enough water. Parkways that are insufficiently watered are subject to CC&R notices. Remember, the best time to water your lawn is at dawn. The ground will soak up the water that the grass will use during the day.



## New Neighbors!

Let's give a Bridle Path welcome to our new neighbors, Ronald & Vanessa Main, Douglas & Cathryn Doody, and Robert & Meredith Dunivin. You can take it easy now, you're in the Bridle Path.!

**PLEASE BE AWARE OF THE HEAT...  
DRINK LOTS OF WATER. KEEP YOUR  
CURTAINS AND BLINDS CLOSED  
DURING THE DAY. CONSERVE YOUR  
ELECTRICITY - DO LAUNDRY AT  
NIGHT AND STAY OUT OF THE HEAT  
DURING MID-DAY HIGHS!**



## CHUMASH WALK



A big "THANK YOU" to Mike Kuhn and the nearly 30 hikers who didn't let the heat keep them from a VERY INTERESTING event! Mike's knowledge of the Chumash Indians was INCREDIBLE! Mike

told some interesting stories about Chumash Historical Sites in Simi Valley and what affect they had on development. As a retired Simi Valley City employee working in the Planning Department he was also able to share some facts about the early development of Bridle Path and land prices that would really AMAZE you! He shared his knowledge of the native plants and beautiful flowers (such as the Humboldt Lilies) in our mountain park as the group made their way to the "Grinding Stone" and back. Check out the pictures (compliments of Mark Zorick) on our website!



## Poker Ride Results

1st place: Sue Eason \$150.00  
2nd place: Steffany Zimmerman \$90.00  
3rd place Frank de la Torre \$60.00

## BRIDLE PATH EVENTS CALENDAR



### August 5<sup>th</sup>

### NEIGHBORHOOD BBQ AND HOEDOWN!

BBQ - 5 PM Dance - 7 PM - 1st Street Arenas.



\$5 per person buys you a Tri-tip and / or Chicken Dinner - \$ 3 for Hot Dog dinner for the kids. Old fashioned games, Borderline DJ AND dance instructor, great company and TONS of fun! Please e-mail Colette to secure your reservation and choose your food preference. You can find more details on our web site and on the flyers that have been distributed. There are also flyers located in the boxes at each Mountain Park Entrance Gate.

## PAMPAS GRASS - DON'T PLANT A PEST!



Pampas grass has spread to the edges of our open space. Millions of seeds, carried by the wind, could reduce native plants and wildlife

habitat, and create a fire hazard if established in our Mountain Park. They are extremely difficult to remove. The California Invasive Plant Council considers this a plant of extreme concern. If you were thinking about planting Pampas grass, please consider these alternatives: California fescue, blue oat grass, deer grass, giant wild rye, and San Diego sedge.



**August 19<sup>th</sup>**  
**The Annual Garage Sale - 7 AM to 12 PM**  
**IN YOUR VERY OWN DRIVEWAY!**  
 Haul your treasures out onto your driveway, sit back and watch the money roll in as the customers swarm to the Bridle Path! Your Events

Committee will be doing all of your leg work! We will place the ads, put up the signs, make the maps and sell the sodas! Mail your check for \$10 to Jennifer de la Torre @ 1848 Sunnysdale Ave. This will put your name on the map and cover all advertising costs for the event. For more information call Jennifer de la Torre (217-0850) or Juli Weltsch (823-3099). **On the day of the sale, the Events Committee will collect the \$10 advertising fee from all residents who participate but were not pre-registered.**

**Coming in September:** Mountain Park Workday, Geology WalkTrail Trials Competition, Full Moon Ride

For More Information On These and Future Events visit the website: [www.bp-hoa.org](http://www.bp-hoa.org) or email: [bp-events@bp-hoa.org](mailto:bp-events@bp-hoa.org)

### BPHOA Bi-Monthly Meetings:

Please Note: Meetings at the First Street Family Restaurant now begin at 7:00pm.

Meetings are held twice per month. The first meeting is on the second Monday at the First Street Family Restaurant and starts at 7:00 pm. The second meeting is held on the last Wednesday of the month at the home of Jim Pantaleo at 1777 Rambling Road and starts at 7:00 pm.

The Board addresses Finances and Common Area Landscaping concerns, followed by a homeowners open floor, CC&R's, Mountain Park and other committee reports and other Association Member's concerns.

All homeowners are encouraged to participate and attend. You can E-mail the board at: [board@bp-hoa.org](mailto:board@bp-hoa.org)



### BRIDLE PATH E-MAIL LIST

If you want to receive the latest events info available to the community, please register for the **Bridle Path E-Mail List**. To register contact [juli@bp-hoa.org](mailto:juli@bp-hoa.org) with your name, address & e-mail address. Please be aware that along with Bridle Path events, you may also receive information of general community interest. But you can be assured that your email address and personal information will not be shared with anyone outside the BPHOA Board or its committee members.

## PLEASE REPORT ANY SUSPICIOUS ACTIVITIES

SV Police (non-emergencies): 583-6950  
 Parks: 584-4400



### Take care of those red flags

The Arena and Trails Committee has been busy marking trees on the bridle with red ribbons to alert homeowners where their trees need to be trimmed. This was a courtesy to the homeowners, but it is still the homeowners responsibility to make sure their trees are properly maintained. Avoid the hassle of a CC&R violation and please make sure your trees are trimmed to eleven feet above the bridle paths, nine feet at the curb and fourteen feet above the street.

### New Rules and Regulations

Included in this month's mailing is a set of rules adopted by the Board to be submitted for community review on August 1<sup>st</sup>. The rules go into effect August 31<sup>st</sup>. This is a set of rules drafted by the Arenas and Trails Committee, and reviewed and revised by the board regarding the use of arenas and bridle paths by the members. The main impetus for these rules was the safety of all horse riders. Other reasons include a lack of any enforcement mechanisms for recent complaints, and to put into writing a number of rules that were understood by most members, but not formally written down anywhere.

According to the California Civil Code Section 1357.140 (part of the Davis-Stirling Act), you have specific rights to respond to the announcement of these rules. The process is explained in detail at [http://davis-stirling.com/ds\\_menu/1\\_act.html](http://davis-stirling.com/ds_menu/1_act.html).

Please contact any board member if you have any questions or concerns about these changes.

### Important BPHOA Phone Numbers

Jim Pantaleo, President	522-0613
Ken Nies, Vice President	527-0124
Leslie Bergquist, Treasurer	520-3351
Michael Kress, Secretary	577-0360
Juli Weltsch, Assistant Secretary	823-3099

**Bridle Path HOA Rules**  
**7/10/2006**

**1) Bridle Paths and Streets**

- 1) Only horses & riders, pedestrians and leashed dogs may use the bridle path.
- 2) No motorized or un-motorized vehicles as defined in the vehicle code of the state of California including but not limited to horse carts, bicycles, and scooters are allowed on the Bridle Paths at any time. Emergency vehicles and BPHOA board authorized vehicles are allowed. Vehicle access is allowed to enter and exit driveways. Horse carts are allowed to access Arena area at First St. via the bridle path from Nonchalant only to Gate #1.
- 3) Children are not allowed to play in the bridle path.
- 4) No parking on or blocking any part of the bridle path at anytime.
- 5) Horses & riders shall walk or trot while on the bridle paths. Faster gaits including canter or gallop are not permitted.
- 6) Horses & riders always have the 'right of way'. All others, including vehicles, motor vehicles and pedestrians, shall yield. Vehicles shall come to a complete stop at horse crossings, intersections, and when pulling into or out of driveways when horses are present and shall allow sufficient time for horses and riders to reach "safe harbor" before proceeding. Vehicles shall maintain a distance of 30 feet from all horses and riders at intersections and horse crossings.
- 7) Horses & riders and pedestrians will walk while approaching and passing other horses.

**2) Mountain Park**

- 1) Only horses & riders, pedestrians and leashed dogs may use the Mountain Park.
- 2) No motorized or un-motorized vehicles as defined in the vehicle code of the State of California including but not limited to horse carts, bicycles, and scooters are allowed in the Mountain Park at anytime. Emergency vehicles and BPHOA board authorized vehicles are allowed.
- 3) Horses & riders always have the 'right of way'. All others, including authorized vehicles and pedestrians, shall yield.
- 4) Horses & riders and pedestrians shall walk while approaching and passing other horses.

**3) Arenas – General Rules**

- 1) Only horses & riders, pedestrians and leashed dogs may be inside the arena complexes. Horse drawn carts are allowed in the First St Arena Complex only.
- 2) No motorized or un-motorized vehicles as defined in the vehicle code of the State of California including but not limited to horse carts, bicycles, and scooters are allowed in the Arena Complexes at any time. Emergency vehicles and BPHOA board authorized vehicles are allowed.
- 3) Loading and/or unloading of equipment (i.e., carts, etc.) is not allowed within any Arena Complex..

- 4) Riders have priority over horses turned out in arenas.
- 5) Horses & riders always have the right of way. Horse drawn carts and pedestrians shall yield to horses & riders.
- 6) Horses & riders, horse carts and pedestrians shall walk while approaching and passing other horses.
- 7) Prior to turning out your horse in an arena, riders in adjacent arenas shall be verbally notified.
- 8) Horses & riders shall walk or slow trot when outside the arenas within the arena complexes.

#### **4) Horse Drawn Carts**

- 1) Use of horse drawn carts is restricted to the 3<sup>rd</sup> Arena (aka Gymkhana Arena) inside the First St. Arena Complex. They are not allowed in any other arena, arena complex or the Mountain Park. Upon entering the First St. Arena complex, horse drawn carts must proceed directly to the 3<sup>rd</sup> arena from Gate 1.
- 2) Horse drawn carts shall be operated at the walk inside the arena complex. Gaits faster than a walk are only permitted inside the 3<sup>rd</sup> arena.
- 3) Horse carts shall not enter the 3<sup>rd</sup> arena if occupied and shall wait until the arena is unoccupied before entering unless all arena occupants agree to allow the horse cart to share the arena.
- 4) If another horse becomes agitated by the horse cart, cart driver shall stop all activity until the horse has passed or the rider has given an OK to continue. This includes all activity within the First Street arena complex.

#### COURTESY GUIDELINES

Lawn mowers, leaf blowers, weed whippers, chain saws, etc. should be turned off until horses/riders are safely past. Homeowners are responsible for notifying workers of this guideline.

Although motor vehicles are not allowed in the Mountain Park except with the permission of the BPHOA Board, riders may encounter trespassers in the form of hikers, bicyclists, motorcyclists and 4-wheel vehicles. Riders need to take precautions and maintain awareness of their surroundings at all times.