

**JANUARY 2016**

# Altezza at Newport Coast

[www.altezzahoa.org](http://www.altezzahoa.org)

*Professionally Managed by Keystone Pacific Property Management, Inc. - 16775 Von Karman, Ste. 100, Irvine, CA 92606*



## **HOLIDAY DECORATIONS AND TREE REMOVAL**

- Please note that holiday decorations and lights need to be removed by January 15th.
- CR&R will be picking up Christmas trees from December 26th to January 7th. Please place your trees on the curb on the regular trash pick-up day before 7:00 am.
- Trees must not be larger than 6 feet in height and must not contain ornaments or stands.
- If you need to have your tree picked up after this time period, please contact CR&R directly to schedule a bulky item pick-up: (877) 728-0446.

## **CC&R AMENDMENT**

The election to amend the CC&R's for the purpose of changing the leasing agreement for a condominium unit for less than six (6) months, was adjourned due to lack of quorum.

## **PAINTING OF THE STREET LIGHT POLES AND HOMEOWNER ENTRY DOORS**

The painting of the light poles will be completed by December 31st. We are in the process of matching the color of the front doors and once the correct shade has been selected, homeowners will be notified. You will be given a time slot and we ask that you please adhere to the time slot given, so that the Association is not charged for missed appointments.



### **BOARD OF DIRECTORS:**

President: Hector Macias  
Vice-President: Jerry Dotson  
Treasurer: Dave Canaday  
Secretary: Sue Crider  
Mbr at Large: Vacant

### **NEXT BOARD MEETING:**

**Tuesday, January 26th, 2016**  
6:30 P.M. @ Coastal Canyon Clubhouse  
6700 Ridge Park, Newport Coast, CA  
92657

*The final agenda will be posted in the bulletin board at the spa and be available on the association's website at least 4 days in advance of the meeting. You may also obtain a copy of the agenda by contacting Management at 949-838-3255.*

### **IMPORTANT NUMBERS:**

#### **ASSOCIATION MANAGER:**

Greg Oymaian, CMCA  
Phone: 949-838-3255  
Fax: 949-833-0919  
goymaian@keystonepacific.com

**Emergency After Hours: 949-833-2600**

#### **COMMON AREA ISSUES:**

Lilly Luong  
Phone: 949-838-3269  
lluong@keystonepacific.com

#### **ALTEZZA SPA KEY:**

Please contact Lilly Luong to obtain a replacement spa key for \$25.00.

#### **BILLING QUESTIONS/ADDRESS CHANGES/ WEBSITE LOGIN:**

Phone: 949-833-2600  
accounting@keystonepacific.com

#### **INSURANCE BROKER:**

Greg Lerum Insurance  
25251 Paseo Del Alicia #110  
Laguna Hills, CA 92653  
Phone: 949-492-7331

#### **NEWPORT COAST MSTR ASSOC:**

Managed by Service First: 949-448-6000  
Coastal Cyn Rec Center: 949-464-1149

# JANUARY 2016 REMINDERS

Keystone Pacific will be closed in observance of the Holiday Season:

\*\*New Year's Eve- Thursday, December 31st

\*\*New Year's Day- Friday, January 1st

For after-hours association maintenance issues please call 949-833-2600 to be connected with the emergency service line.

Please call 9-1-1 for life-threatening emergencies.

Trash Pick-Up Day: Thursdays

Please remove trash cans from the common areas after this day.

Next Board Meeting: January 26, 2016 @ 6:30 PM

Location: Coastal Canyon Clubhouse

6700 Ridge Park, Newport Coast, CA 92657

Agenda: Please check the Association's website ([www.altezzahoa.org](http://www.altezzahoa.org)) for updates and the meeting Agenda. The agenda is also posted in the bulletin board near the spa restrooms.

## SIGN UP FOR COMMUNITY E-NEWS

Sign up to receive news and updates pertaining to our community association via email.

To sign up, please register from the "Update My Profile" page once you have logged into your billing account at [www.altezzahoa.org](http://www.altezzahoa.org).

## SIGN UP FOR THE ACH PROGRAM

Save time and money and never miss a payment again! Sign up to have your assessment payments automatically debited from your checking or savings account.

Please call Customer Care at 949-833-2600 or send an e-mail to [customercare@keystonepacific.com](mailto:customercare@keystonepacific.com) to request an ACH application.

## PREPARING FOR EL NIÑO

As we progress through this winter season, the threat of El Niño is becoming more and more evident. In the northern hemisphere, the main concern is flooding. The flooding associated with this El Niño weather pattern can be devastating for many families; however, there are steps you can take to help prepare your home and family:

- 1) **Make an itemized list of personal property** (clothing, furnishings, valuables). Take photographs of your home, both inside and out, and store in a safe place. This will help an insurance adjuster to settle any claims and to help prove uninsured losses.
- 2) **Form an evacuation plan.** The key to surviving an El Niño flood is to learn the safest route away from your home to a safe area, in case you need to evacuate in a hurry.
- 3) **Prepare emergency supplies.** This includes keeping a set of emergency cooking equipment, food, fresh batteries, flashlights, and portable radios in good working order.
- 4) **Purchase flood insurance ahead of time.** Often, flooding is not covered under natural disaster insurance, and must be purchased separately. Contact your insurance provider about flood insurance, and don't wait until the rains come to apply!

## RULE AND REGULATION REMINDERS

- Any trees or shrubs that substantially obstruct a neighbor's view should be pruned or removed.
- Loud and disturbing noises of any kind shall be kept to a minimum.
- The use of mobile detailing and/or mobile repair services is prohibited in the common areas.
- Spa hours are from 5:00 a.m. to 11:00 p.m.
- Children under 14 years of age are not allowed in the spa area without adult supervision.
- No food, glass containers or bottles are allowed in the spa area. Drinks must be in plastic containers.
- Please refer to the posted warnings for the use of the spa in accordance with County regulations.
- Pets are not permitted in the spa area.
- Unit owners are responsible to ensure that their guests and/or tenants obey the rules established for the community.



## IMPORTANT PHONE NUMBERS

- 911(emergency)
- Newport Beach Police 949-644-3717 (non-emergency)
- Newport Beach Fire Department 949-644-3104
- Newport Beach Animal Services: 949-644-3717 for Bobcat/Coyote sightings, dogs not on a leash, etc...