

MAY 2016

Altezza at Newport Coast

www.altezzahoa.org



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

SPA RULES

As we head into the warmer months, there will be more use of the community spa. Please be aware of the close proximity of units near the spa, and keep watch on the level of noise that is being created, especially during the late evening hours. At this time we would like to remind you of a few pertinent spa rules:

1. Spa hours are from 5:00 P.M. to 11:00 P.M.
2. The spa is for the exclusive use of owners, their authorized guests and tenants. Guests are limited to three (3) per adult owner.
3. Children under 14 years of age are not allowed in the spa area without adult supervision.
4. No food, glass containers or bottles are permitted in the spa area.
5. There is no lifeguard on duty. It is up to each member to see that their guests and tenants obey all posted rules, County regulations and Rules and Regulations.
6. Please refer to the posted warnings for the use of the spa in accordance with County regulations.
7. For safety purposes, a three (3) foot walkway must remain free and clear around the perimeter of the spa.
8. Pets are not permitted in the spa area.
9. Please close and latch the door/gate when leaving the spa area to protect the community's children.
10. The spa timer is to be turned off when leaving the spa.

COYOTES

Coyotes are found in all areas of Orange County. Under normal circumstances, a coyote is not a danger to humans. If a coyote approaches you, appear as large and threatening as possible. Make aggressive gestures by moving your arms and legs, shout in a loud voice, and throw rocks, sticks or objects toward, not at the coyote. Maintain eye contact and move slowly away from the coyote toward a building or an area of increased activity. If you think a coyote is sick or injured, call the local animal control office at 949-644-3717. It is also worth noting that it is hard for a coyote to pass up a free meal or, as the case may be, a defenseless pet. Keep your cats and small dogs indoors or in the close presence of an adult. If you must leave your pet outside, it is recommended to leave them in a fully enclosed kennel.

BOARD OF DIRECTORS:

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

NEXT BOARD MEETINGS:

Tuesday, May 3, 2016, 6:30 P.M.
(rescheduled from April meeting)
Tuesday, May 24, 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:

Emergency After Hours: 949-833-2600

ASSOCIATION MANAGER:

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

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:

Armstrong/Robitaille/Riegle
830 Roosevelt, Ste 200
Irvine, CA 92620
949-373-8426

NEWPORT COAST MSTR ASSOC:

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

MAY 2016 REMINDERS

The Keystone Pacific offices will be closed on Monday, May 30th in observance of Memorial Day.

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 within 12 hours after pick-up.

Next Board Meetings:

Tuesday, May 3, 2016 @ 6:30 P.M. (rescheduled from April meeting)

Tuesday, May 24, 2016 @ 6:30 P.M.

Location: Coastal Canyon Clubhouse

6700 Ridge Park, Newport Coast, CA 92657

Agenda: Please check the Association's website (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.

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 to request an ACH application.

PARKING REMINDERS

- All vehicles must be parked in the owner's garage. However; if the number of vehicles exceeds the number of vehicles for which your garage was designed to accommodate, the excess may be parked in the designated parking spaces, but may not be stored. Parking is NOT allowed on the driveway.
- Utilize your garage for its intended use of parking your vehicle.
- Do not park in front of your garage door, red zones, on a corner blocking the handicap access or in front of a fire hydrant. Your vehicle will be towed at the owner's expense.
- Parking on the street should be used for guests only.

CONSTRUCTION HOURS

Please adhere to the regulations on construction activity and noise as set forth by the City of Newport Beach:

- Weekdays – construction allowed 7:00A.M. – 6:30P.M.
- Saturdays – construction allowed 8:00A.M. – 6:00P.M.
- Sundays and Federal Holidays – no construction activity allowed.

VISIT www.altezzahoa.org

Log onto the community website to:

- Submit maintenance requests, address changes
- Get the latest community news & updates
- Obtain minutes, newsletters, policies and forms
- Access your assessment billing account online
- Pay your association bill online

Should you have problem logging onto the community website, please call Customer Care at 949-833-2600.



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 (Bobcat/Coyote sightings, dogs not on a leash, etc.)

**APPLICATION FOR CANDIDACY
FOR THE BOARD OF DIRECTORS**

Dear Homeowner:

The Annual Election will be held in August 2016. If you are interested in serving on the Board, please complete this application and return it to KEYSTONE PACIFIC PROPERTY MANAGEMENT, INC. at the office address displayed below, by **5:00 PM on Oct 15, 2016**.

Please type in the information requested below.

NAME: _____

(Please note: Be sure to complete and return verification information on page 2 of this application)

**Candidacy statement needs to be kept to one page.*

WHY WOULD YOU LIKE TO SERVE AS A BOARD MEMBER?

WHAT IS YOUR BACKGROUND?

WHAT IS YOUR VISION FOR THE COMMUNITY?

WHAT WOULD YOU LIKE TO ACCOMPLISH DURING YOUR TERM OF OFFICE?

(Per Civil Code, this form will be sent with the election materials, as submitted)

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Professionally Managed by: Keystone Pacific Property Management, Inc.
16775 Von Karman Avenue, Suite 100 · Irvine, CA 92606-4960
Tel (949) 833-2600 · Fax (949) 833-0919 · www.keystonepacific.com

**APPLICATION FOR CANDIDACY
FOR THE BOARD OF DIRECTORS**

HOMEOWNER VERIFICATION INFORMATION

NAME: _____

ADDRESS: _____

WORK PHONE NUMBER: _____

HOME PHONE NUMBER: _____

CELL PHONE NUMBER: _____

E-MAIL ADDRESS: _____