

**JULY 2014**

# Altezza at Newport Coast

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

*Professionally Managed by Keystone Pacific Property Management, Inc. - 16845 Von Karman, Ste. 200, Irvine, CA 92606*

## **INDEPENDENCE DAY is FRIDAY, JULY 4th!**

Keystone Pacific Property Mgmt., Inc., offices will be closed Friday, July 4th, and will reopen on Monday, July 7th at 9:00AM.

## **ANNUAL ELECTION - AUGUST 19, 2014**

When you receive your ballot, please cast and mail in your vote. **YOUR VOTE COUNTS**. If we do not receive enough ballots to reach quorum, the membership will have to be notified. Each mail out notifying the membership that quorum was not achieved, affects the whole community, as costs are incurred that can be avoided if ballots are mailed promptly.

## **FIRE SPRINKLER TURN-OFF INSTRUCTIONS**

The Board of Directors has provided instructions on how to turn off the fire sprinklers. Please note that the fire sprinklers are not monitored. When your fire sprinklers are activated due to a fire, emergency services will not automatically be sent to the community. You will need to call 9-1-1 for the fire authority to be dispatched.

## **VISIT [www.altezzahoa.org](http://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 for Bobcat/Coyote sightings, dogs not on a leash, etc...

## **COMMON AREA ISSUES**

This is a reminder that if you do not get a hold of Management on the phone right away, leave a message! We listen to our voicemails a few times a day and will get back to you as soon as possible.

### **BOARD OF DIRECTORS:**

President: Jess Craig  
Vice-President: Jerry Dotson  
Treasurer: Bud Grandsaert  
Secretary: Sue Crider  
Mbr at Large: Hector Macias

### **NEXT BOARD MEETING:**

**Tuesday, July 22, 2014**  
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, CCAM  
Phone: 949-838-3255  
Fax: 949-833-0919  
[goymaian@keystonepacific.com](mailto:goymaian@keystonepacific.com)

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

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

Madeline Burke  
Phone: 949-838-3269  
[mburke@keystonepacific.com](mailto:mburke@keystonepacific.com)

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

Please contact Madeline Burke to obtain a replacement spa key for \$25.00.

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

Phone: 949-833-2600  
[accounting@keystonepacific.com](mailto:accounting@keystonepacific.com)

#### **ARCHITECTURAL DESK:**

Phone: 949-838-3239  
[architectural@keystonepacific.com](mailto:architectural@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 Merit: 949-448-6000  
Coastal Cyn Rec Center: 949-464-1149

## JULY 2014 REMINDERS

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: July 22, 2014 @ 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.

### A MEMBERS RIGHT TO PRIVACY

California Civil Code allows a member to request to be removed from the membership list to prevent release of their private contact information to a member requesting the membership list. In order to opt-out of the membership list, you must notify the Association **in writing**. If you choose to opt-out of sharing your name, property address, email address and mailing address under the membership list, the opt-out designation shall remain in effect until changed by you, by **written** notification to management. If you wish to opt-out, please complete the Opt-Out Form on our website at: <http://www.kppm.com/forms/opt-out.php>.

### REMINDER: RECENT BREAK-INS THROUGHOUT NEWPORT COAST

There have been recent break-ins throughout the Newport Coast area and we would like to remind you to be safe and secure. Keep your garage door closed when not in use. Call the police if you notice anything suspicious.

- Always keep your vehicles locked and do not leave anything valuable in your vehicle in plain view.
- Activate your alarm when you leave, even if you are going a short distance.
- Use timers on lights and radios to make it look and sound like someone is home.
- Do not keep your gate/garage remote in your car overnight. If someone breaks into the car, they will have access to your garage.
- Walk with friends or neighbors.

### DON'T LEAVE YOUR PET IN THE CAR

With hot temperatures scorching the southland, pet owners are reminded to never leave their animals alone in their vehicles for any length of time.

On a warm, sunny day, windows collect light and trap heat inside the vehicle - pushing the temperature inside to dangerous levels. For example, on an 85-degree day, the temperature inside a car with windows slightly open can reach 102 degrees within 10 minutes. After 30 minutes, the temperature creeps up to 120 degrees. At 110 degrees, pets are in danger of heatstroke. On hot days, the temperature in a car parked in direct sunlight can rise more than 30 degrees per minute - and quickly become fatal.

Even on a moderately warm day, a car can heat up to dangerous temperatures in a matter of minutes. This goes for cars in the sun and shade, even with windows open. Animals can sustain brain damage or even die from heatstroke in just 15 minutes. Beating the heat is extra tough for dogs because they can only cool themselves by panting and sweating through their paw pads.

Aside from it being dangerous to leave pets in cars, it is also in violation of California Penal Code 597.7 Animal Unattended in Motor Vehicle, which states:

(a) No person shall leave or confine an animal in any unattended motor vehicle under conditions that endanger the health or well-being of an animal due to heat, cold, lack of adequate ventilation, or lack of food or water, or other circumstances that could reasonably be expected to cause suffering, disability or death to the animal. Remember, it is better to leave your pets at home where they will be safe and cool.

If you see an animal left unattended in a car who looks distressed, call **Animal Control: (949)644-3717, Orange County Humane Society (949) 644-3656**