

AUGUST 2017

ANTIGUA OWNERS of MONARCH BEACH

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

BOARD MEETING HIGHLIGHTS - JUNE 27, 2017

Executive Session

- Approved the May 23, 2017 Executive minutes.
- Discussed Board protocol and etiquette
- Discussed trash container violations
- Discussed the Delinquency Report dated June 3, 2017.



General Session

- Approved the May 23 2017 General Minutes.
- Received and filed the Architectural Submittal Report from June 1, 2016 to June 20, 2017.
- Accepted the May 31, 2017 financial statement.
- Approved the date of January 23, 2018 for the Annual Election date, and to hold the General Session Board meeting concurrently as the Annual Election, at the Dana Hills Tennis Center, and approved December 11, 2017 as the record date.
- Rescinded the Board motion to paint the curb red on Saint Annes, between Saint John and Monarch Beach Drive, due to the topic not being agendized property during the May 23, 2017 meeting.
- Approved to invite Jeff Smith of Jeff Smith Architects to the next Board meeting to present his written report on the architectural style of the community ad to answer questions.

BOARD OF DIRECTORS:

President: Eric Fleetwood
Vice-President: Mark Rosen
Treasurer: Jim Bradley
Secretary: Jack Sreeton
Member-at-Large: Castine Hauser

NEXT BOARD MEETING:

Tuesday, August 22, 2017
6:00 p.m. @ Dana Hills Tennis Center

The final agenda will be posted at the Monarch Beach Master Association gates. You may also obtain a copy of the agenda by contacting Management at 949-430-5811.

IMPORTANT NUMBERS:

ASSOCIATION MANAGER:

Rosmen Paguio, CMCA
Phone: 949-430-5811
Emergency After Hours: 949-833-2600
Fax: 949-833-0919
rpaguio@keystonepacific.com

COMMON AREA ISSUES:

Deborah Marino, Associate
Phone: 949-838-3273
dmarino@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

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

ARCHITECTURAL SUBMITTALS:

architectural@keystonepacific.com

INSURANCE BROKER:

Armstrong/Robitaille/Riegle
830 Roosevelt, Suite 200 Irvine, CA 92620
Phone: 949-487-6131
Fax: 949-487-6151

PARKING PATROL SERVICE:

Patrol One: 714-541-0999

MONARCH BEACH GATE HOUSES:

Niguel Road: 949-496-8495
Open 24 hours/7 days per week
Stonehill Drive: 949-661-9602
Open 7 days per week from
6:00 a.m. to 10:00 p.m.

WEBSITE:

<http://www.antiguahoa.com>



AUGUST 2017 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.

Street Sweeping Days - 2nd & 4th Mondays

Trash Pick-Up Day - Thursdays
Please remove trash cans from the common areas, after this day.

Tuesday, August 22, 2017
Board Meeting @ 6:00p.m.
Dana Hills Tennis Club
24911 Calle de Tennis, Dana Point, CA



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.keystonepacific.com.

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.

BOARD MEETING HIGHLIGHTS - JUNE 27, 2017 (continued)

- Approved the following proposals from Grant's Landscape Services: (1) Proposal for \$221.00 for miscellaneous landscape items as discussed during the June landscape walk; and (2) Proposal for \$7,235.00 for the removal of dead ground cover and slope renovation for the Antigua/Saint Michael slope.

PROPOSED OPERATING RULE CHANGES REGARDING OPEN HOUSES

Homeowners are invited to attend the next Board of Directors meeting of the Monarch Beach Master Homeowners Association on Monday, July 24, 2017 and the next Board of Directors Meeting for Antigua Owners Association of Monarch Beach on Tuesday, July 25, 2017 to discuss the Master Association's Proposed Rule Changes regarding Open Houses. Please send your comments in writing to the Master Association.

TRASH CONTAINER STORAGE

REMINDER: Please store trash containers so they are not visible from the street by placing them in your backyard or garage or by placing screening around the trash containers.



MAY 2017 FINANCIAL

	<u>Y-T-D ACTUAL</u>	<u>Y-T-D BUDGET</u>
Utilities	\$3,109.04	\$5,750.00
Landscape Maintenance	\$29,923.31	\$33,745.00
Contracts, Maintenance & Repairs	\$4,951.50	\$4,550.00
Administration	\$23,269.13	\$27,185.00
Reserves	\$69,930.88	\$69,735.00