

NOVEMBER 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

SEPTEMBER 26, 2017

Executive Session

- Approved the August 22, 2017 Executive Minutes.
- Discussed homeowner matters and legal opinion on security cameras and fire pits.
- Discussed the Delinquency Report dated September 8, 2017.



General Session

- Approved the August 22, 2017 General Minutes.
- Received and filed the Architectural Submittal Report from September 1, 2016 to September 18, 2017.
- Accepted the August 31, 2017 financial statement.
- Approved the proposal for \$13,664.00 from J.B. Bostick Paving Company to do the street repairs project.
- Approved the proposal for \$488.00 from Grant's Landscape Services for miscellaneous items, as discussed during the September landscape walk.
- Appointed Carol Anne McClain as a new Architectural Committee Member.
- Approved rolling over the Reserve CD in the amount of \$50,977.81 with CIT Bank for a term of 6 months at the interest rate of 0.55%, upon maturity on November 13, 2017.

BOARD OF DIRECTORS:

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

NEXT BOARD MEETING:

To Be Announced
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>



NOVEMBER 2017 REMINDERS

Keystone Pacific will be closed on Thursday, November 23, 2017, and Friday, November 24, 2017, in observance of Thanksgiving.

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.

To Be Announced
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.

STREET REPAIRS PROJECT

The street repairs project has been awarded to J.B. Bostick Paving Company, with the street work being scheduled in early November. Notices will be posted on delineators around the community 5 days prior to the street repairs.

PET RULES - REMINDERS

As a friendly reminder, please remember to keep your pet on a leash and clean up after your pet in the common areas, a homeowner's front lawn or planter area.



PARKING RULES - REMINDERS

1. Each resident is allowed to park one vehicle in front of their home.
2. A resident's guest may park his/her vehicle in front of the resident's home, and not any other resident's home, if no other vehicle is parked there.
3. No parking in front of another resident's home is permitted.
4. Street parking in designated areas must be parallel to the curb and in the direction of traffic.
5. Driveway parking facing the door is permitted if no portion of the vehicle extends into the sidewalk or another neighbor's shared driveway.



AUGUST 2017 FINANCIAL

	<u>Y-T-D ACTUAL</u>	<u>Y-T-D BUDGET</u>
Utilities	\$9,563.33	\$10,350.00
Landscape Maintenance	\$48,649.27	\$60,741.00
Contracts, Maintenance & Repairs	\$8,460.46	\$8,190.00
Administration	\$37,268.04	\$48,933.00
Reserves	\$126,101.22	\$125,523.00