

NOVEMBER 2018

ANTIGUA OWNERS of MONARCH BEACH

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

OCTOBER 2018 MEETING HIGHLIGHTS

Executive Session

- Approved the September 25, 2018 Executive Session Minutes and the October 5, 2018 Special Executive Session Minutes.
- Discussed a hearing, homeowner and legal matters and the Delinquency Report.



General Session

- Approved the September 25 2018 General Session Minutes.
- Received and filed the Architectural Submittal Report from October 1, 2017 to October 15, 2018.
- Rejected the proposal from Keystone Pacific's IT Department for a one-time installation of the custom webpage, posting of past Architectural Committee Minutes starting from January 2017 and continued weekly (or when available) postings of Architectural Committee Minutes.
- Accepted the September 30, 2018 Financial Statement.
- Approved the 2019 Draft Budget with a increase of \$10.00 per month per unit, with the Reserve Asphalt Overlay allocation to increase from \$8,800.00 to \$10,670.00 per month, and Reserve Maintenance Disclosure, as submitted.
- Approved obtaining for the concrete repairs throughout the community, with Gary Schneider as the contact person.



BOARD OF DIRECTORS:

President: Eric Fleetwood
Vice-President: Mark Rosen
Treasurer: Jim Bradley
Secretary: Gary Schneider
Member-at-Large: Diane Lupo

NEXT BOARD MEETING:

Tuesday, January 22, 2019
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: 949-377-3309
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
customercare@keystonepacific.com

ARCHITECTURAL SUBMITTALS:

architectural@keystonepacific.com

INSURANCE BROKER:

Armstrong/Robitaille/Riegler
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 2018 REMINDERS

Keystone Pacific will be closed on December 24-25, 2018, in observance of Christmas Eve and Christmas 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.

Street Sweeping Days - 2nd & 4th Mondays

Trash Pick-Up Day - Thursdays

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

Tuesday, January 22, 2019

Board Meeting/Annual Election @ 6:00p.m.

Dana Hills Tennis Club

24911 Calle de Tennis, Dana Point, CA



PAYMENT UPDATE:

As a friendly reminder, your account number and where to send your assessment payment changed in April this year.

To avoid any delays in processing your assessment payments, please update your records.

Your new 10 digit account number can be found in your billing statement. The new payment address will be:

**File 1958, 1801 W. Olympic Blvd.
Pasadena, CA 91199-1958.**

If you have any questions, please call 949-833-2600.

OCTOBER 2018 MEETING HIGHLIGHTS (Continued)

- Jim Bradley will follow up with the South Coast Water District to resolve the French drains on Saint John and will ask Ed Perez of LaBelle-Marvin to look at the red stamped concrete ribbons from the cul-de-sac on Saint John to Dominica and from Dominica to Saint Anne.
- Approved the proposal for \$851.00 for miscellaneous landscape items discussed during the October landscape walk from Grant's Landscape Services, with the change from mixed colored Snapdragon flowers to red and white Cyclamen to be installed after November 9, 2018,
- Gary Schneider indicated that he has sealed the red stamped concrete, at no cost to the Association.
- Approved the following Reserve investments: (1) Close the Reserve CD for \$50,787.10 with an interest rate of 0.55% with CIT Bank, upon maturity on December 13, 2018, and with the funds, open a new Reserve CD with Comerica for a term of 6 months at the interest rate of 1.9%; and (2) Roll over the Reserve CD for \$100,000.00 with Comerica, upon maturity on December 13, 2018, for a term of one year at the interest rate of 2.10%.
- The Board tabled discussion on installing a dog waste station until the next meeting after Carol McClain and Diane Lupo take a look at the north side where there is Ice plant between the dirt road and the water tower, as a possible location for the dog waste station.

SEPTEMBER 2018 FINANCIAL

	<u>Y-T-D ACTUAL</u>	<u>Y-T-D BUDGET</u>
Utilities	\$12,568.06	\$10,440.00
Landscape Maintenance	\$54,848.94	\$61,182.00
Contracts, Maintenance & Repairs	\$6,941.76	\$9,945.00
Administration	\$68,420.60	\$51,129.00
Reserves	\$148,021.38	\$129,870.00

