

NOVEMBER 2020

ANTIGUA OWNERS OF MONARCH BEACH

www.antiguahoa.com

BOARD MEETING HIGHLIGHTS—OCTOBER 27, 2020

Executive Session

- Approved the September 22, 2020 Executive Session Board Meeting Minutes and discussed homeowner, delinquency and legal matters.



General Session

- Approved the September 22, 2020 General Session Board Meeting Minutes, as submitted.
- Accepted and filed the October 21, 2020 Architectural Submittal Report.
- Reviewed and accepted the September 30, 2020 Financial Statement.
- Ratified the amount of \$15,870.00 for the October Reserve Transfer.
- Ratified the proposal for \$920.00 from Grant's Landscape services for miscellaneous landscape items discussed during the September landscape walk, except for the proposal for \$40.00 to install a Toyon tree, subject to confirmation of the maximum growth height for the tree at the next meeting.
- Approved the proposal for \$5,725.00 for the 2020 tree trimming, subject to verification that there is no duplicate tree trimmings.
- Approved the proposal for \$1,136.00 from Three Phase Electric to replace existing fixtures at the entrance with new warm LED lights.
- Approved the approve the second amended draft Reserve Study prepared by Advanced Reserve Solutions for the fiscal year 2021, with the reserve study reflecting that the Association will be 65.46% funded at fiscal year-end.
- Approved the 2021 draft Annual Budget and Reserve Maintenance Disclosure, with the dues to remain the same.
- Ed Perez of LaBelle Marvin, Inc. attended the meeting and discussed the proposal for the asphalt repairs for Antigua, Saint Robert and Saint Michael provided by Ryan Zeber of Western Pacific Construction. At this time, Jim Bradley discussed doing only minimal asphalt cement patchwork on top of needed sections of the street at Antigua, Saint Robert and Saint Michael just to get through the winter. He recommended to wait until there is Reserve funding saved up to do the tear-out/street rebuild of at either Saint Michael or Antigua. Ed Perez agreed with this plan.

BOARD OF DIRECTORS:

President: Mark Rosen
Vice President: Castine Hauser
Secretary: Georgina Verdugo
Treasurer: Vacant
Member at Large: Jack Screeton

NEXT 2 BOARD MEETINGS:

Tuesday, November 24, 2020
Tuesday, January 26, 2021
6:00 p.m. Via Zoom

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:

Francesca Vanni, Associate
Phone: 949-570-1304
fvanni@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



Managed by Keystone
16775 Von Karman Ave., Suite 100
Irvine, CA 92606

NOVEMBER 2020 REMINDERS

- Keystone will be closed on December 24th and December 25th, 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.
- Next 2 Board Meetings @ 6:00p.m.
Tuesday, November 24, 2020
Tuesday, January 26, 2021
Location: Via Zoom



HOMEOWNER ASSESSMENT CHANGE

Effective immediately, the payment address for assessments has changed to:

PO BOX 513380
Los Angeles, CA 90051-3380

TRASH PICK-UP

Please remember to place your trash containers out the afternoon before pick-up and remove them by the night of pick-up.



PRESIDENT'S MESSAGE DON'T FEED THE DUCKS

Lately, we have been getting complaints of residents who feed the ducks that waddle up from the golf course. The ducks are a hazard. They block the road. They quack. They disturb your neighbors. And, most importantly, they attract coyotes and other wild animals that are a danger to everybody. Don't feed the ducks! Don't encourage them.

ROAD REPAIRS

We have completed the road repairs on St. Anne's. It went very smoothly (pun intended). We are reviewing it to make sure the drainage works properly. Next up will be St. Michael's, probably next year. We kept the red brickwork at the bottom of St. Anne's. Do you like that? When we do St. Michael's, should we keep the brickwork on that street? Give us your feedback.

RUN FOR THE BOARD

It's time for elections to the Antigua Board of Directors. The election is in January, but candidates should get their papers now. There are two seats up for election. This is your chance to make decisions for our community. Do you think there's not enough rules enforcement, or too much rules enforcement? Should the dues be raised? Lowered? Should we be paving the streets? Should we tow cars? Those are decisions the Board makes. If you run, one piece of advice: make sure to submit a candidate statement, and write it in the first person.

FINALLY, MORE ON SIGNS

The election is over. All the political signs are fading and should come down. But -- there's still school spirit! Every weekend in the fall, we see banners for colleges - Georgia, Iowa State, UCLA, USC, and others. Keep up the school spirit (except for University of Oregon fans - don't feed the Ducks!).

*Mark Rosen
President*

SEPTEMBER 2020 FINANCIAL

	<u>Y-T-D ACTUAL</u>	<u>Y-T-D BUDGET</u>
Utilities	\$8,956.19	\$12,240.00
Landscape Maintenance	\$52,979.63	\$62,217.00
Contracts, Maintenance & Repairs	\$8,188.36	\$9,090.00
Administration	\$52,494.15	\$51,318.00
Reserves	\$144,821.29	\$147,231.00