

MARCH 2021

ANTIGUA OWNERS OF MONARCH BEACH

www.antiguahoa.com

BOARD MEETING HIGHLIGHTS—FEBRUARY 2021

Executive Session

- Approved the January 26, 2021 Executive Session Board Meeting Minutes and discussed homeowner, delinquency and legal matters.



General Session

- Tabled the Organizational Meeting and the instatement of officers for the new Board until the next meeting.
- Approved the January 26, 2021 General Session Board Meeting Minutes, as submitted.
- Approved the February 2, 2021 Adjourned Annual Meeting of the Membership Minutes, as submitted.
- Accepted and filed the February 17, 2021 Architectural Submittal Report.
- Discussed the architectural application appeal for 20 Saint Kitts.
- Received and filed the February 17, 2021 Architectural Committee Meeting Minutes.
- Reviewed and accepted the January 31, 2021 Financial Statement.
- Ratified the amount of \$15,870.00 for the February Reserve Transfer.
- Rolled over the Reserve CD for \$53,246.69 with First Foundation Bank with an interest rate of 1.00% for a term of 16 months, upon maturity on March 12, 2021. If this cannot be rolled over, the Board would like to close the Reserve CD and open a new Reserve CD with Pacific Premier Bank for a term of 6 months at the interest rate of 0.20%.
- Ratified the proposal for \$940.00 to trim the large Ficus tree and 2 Carrotwood trees on the common area slope adjacent to 1 Antigua from Grant's Landscape Services by Beth Gilovich, which has been completed.
- The concrete patchwork repairs for the street at Antigua, Saint Robert and Saint Michael by LaBelle Marvin, Inc. and Western Pacific Construction is scheduled to start on March 15th.
- Approved the proposal for \$1,250.00 to repair, patch and paint the stucco wall facing the greenbelt at Lot 10C from Pilot Painting & Construction. Pilot Painting & Construction confirmed that their proposal includes the top caps of the stucco wall.
- The street signs project has been moved up to a March installation date due to COVID-19 setbacks at the foundry.
- Per Gary Schneider, the street signs project has been pushed back to a March installation date due to COVID-19 setbacks at the foundry.

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, March 23, 2021

Tuesday, April 27, 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

MARCH 2021 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.
- Next 2 Board Meetings @ 6:00p.m.
Tuesday, March 23, 2021
Tuesday, April 27, 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

SHORT TERM RENTALS: TO BE OR NOT TO BE

This month, the Dana Point City Council is considering short-term rentals. The topic has been raised by some residents at our meetings. Here are the pros and cons:

PROS:

1. Short-term rentals enhance tourism in our City by allowing home amenities to tourists.
2. Short-term rentals encourage upkeep of units to make them attractive to tourists, while long-term renters don't take care of the property.
3. Short-term rentals bring in needed tax revenue to the City.
4. Property owners should have the right to rent their property, short or long term, if they want to.

CONS:

1. Short-term renters are noisy, create traffic and gate entry problems, and leave trash.
2. We should restrict non-owner residents in our community.
3. The City spends more money on policing when there are short-term renters.
4. Short-term rentals will lead to group living homes, drug users, and other degradation of the neighborhood.

In Antigua, our rules prohibit conducting business in our homes but it is not clear that short-term rentals are a business in that sense, and with Covid, the prohibition has been largely ignored. Should we ban short-term rentals? We're interested in hearing from you, and the City is also. Personally, I don't want to be policing rentals, and I think that short-term rentals, unlike group living homes, do help to maintain homes. Sometimes Boards get overly restrictive. I would have preferred to allow realtors to display their own for sale signs and have open houses but the Master Board felt differently.

*Mark Rosen
President*

JANUARY 2021 FINANCIAL

	<u>Y-T-D ACTUAL</u>	<u>Y-T-D BUDGET</u>
Utilities	\$1,480.85	\$1,360.00
Landscape Maintenance	\$4,517.19	\$5,913.00
Contracts, Maintenance & Repairs	\$1,254.96	\$1,010.00
Administration	\$5,025.43	\$5,665.00
Reserves	\$16,061.87	\$16,228.08