

MARCH 2024

ANTIGUA OWNERS OF MONARCH BEACH

www.antiguahoa.com

BOARD MEETING HIGHLIGHTS—FEBRUARY 2024

Executive Session

- Approved the January 23, 2024 Executive Session Board Meeting Minutes and discussed hearings, collections, and legal matters.

General Session

- Approved the January 23, 2024 General Session Meeting Minutes.
- Reviewed and accepted the January 31, 2024 Financial Statement.
- Ratified the amount of \$19,604.00 for the January Reserve Transfer.
- Ratified the following proposals from Nature Care:
 - Proposal for \$500.00 to add Cape Honeysuckle to the bare slope against the fence in the large empty area after the dead Pine tree was removal behind 24 Saint Kitts, which the homeowner will pay for this expense.
 - Proposal for \$500.00 to add green Pittosporum and marble Queen Palm to the bare planter wall and the cul-de-sac.
- Approved the proposal of \$1,350.00 to prepare the audit and income tax returns for the Year Ended 12/31/23 from Inouye, Shively, Klatt & McCorvey.
- Approved recording a lien for the delinquent accounts for APN #672-441-15 and APN #672-432-60 for outstanding assessments and applicable charges.
- Agreed to have Excel Electric do the exploratory work for the micro trenching for the street light repair at 15 Saint Michael for an amount not to exceed \$3,000.00.
- Did not agree to install a stop sign, but approved to do stenciling on the street at the intersection of Saint Annes and Saint Michael at the time the slurry seal project is being performed.
- Conducted the Organizational Meeting and appointed the following Homeowners to the Board of Directors:
 - Beth Gilovich—President
 - Mark Rosen—Vice President
 - Melissa Curtiss—Secretary
 - Castine Hauser—Member at Large



RECONVENED ANNUAL ELECTION

During the Reconvened Annual Election, on February 20, 2024 at the Dana Hills Tennis Center, The Ballot Box, Inspector of Election, announced the following election results: Beth Gilovich—97 votes; Diane Lupo—37 votes; and Melissa Curtiss—15 Write-In votes.

Congratulations to Beth Gilovich, Diane Lupo, and Melissa Curtiss for being elected to the Board of Directors for a term of 2 years!

BOARD OF DIRECTORS:

President: Beth Gilovich

Vice President: Mark Rosen

Secretary: Melissa Curtiss

Member at Large: Castine Hauser

NEXT 2 BOARD MEETINGS:

Tuesday, March 26, 2024

Tuesday, April 23, 2024

6:00 p.m.

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

rpaguio@keystonepacific.com

ASSOCIATE:

Jonah Regato

Phone: 949-833-2600

jregato@keystonepacific.com

Emergency After Hours:

949-833-2600

COMMON AREA ISSUES:

Client Experience Center

Phone: 949-833-2600

reconnect@keystonepacific.com

BILLING QUESTIONS/

ADDRESS CHANGES

Phone: 949-833-2600

billing@keystonepacific.com

INSURANCE BROKER:

Armstrong/Robitaille/Riegle

Phone: 949-381-7700

PARKING PATROL SERVICE:

Patrol One: 714-541-0999

MONARCH BEACH GATE HOUSES:

Stonehill Drive: 949-661-9602

Niguel Road: 949-496-8495

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

March 2024 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.
- Board Meeting Dates
 Tuesday, March 26, 2024 at 6:00 p.m.
 Tuesday, April 23, 2024 at 6:00 p.m.
 Dana Hills Tennis Center
 24911 Calle De Tennis, Dana Point, CA 92692



HOMEOWNER ASSESSMENT MAILING ADDRESS

PO BOX 513380
 Los Angeles, CA 90051-3380

ACH PAYMENTS

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.

To request an ACH application, please call the Billing department at (949) 833-2600 or email billing@keystonepacific.com.

IN MEMORIAM: HONORING THE LIFE OF DIANE LUPO

It is with heavy hearts and profound sadness that we bid farewell to our dear friend, neighbor, and esteemed community leader. She passed away on Monday, March 4th following her short courageous battle with cancer. Diane departed this world peacefully, leaving behind cherished memories and a legacy that will forever endure in our hearts and minds.

Diane was more than just a neighbor; she was a cornerstone of our community, dedicating her time, energy, and boundless passion to enhancing the lives of those around her. As Chair of the Architectural Committee and a fellow Board Member, she played a pivotal role in shaping the aesthetic and functional aspects of our neighborhood, leaving an indelible mark on our landscape.

Beyond her professional achievements, Diane will be remembered for her love of dogs, unwavering kindness, generosity, and unwavering commitment to serving others. She possessed a rare ability to unite us all, fostering a sense of camaraderie and belonging that enriched our community immeasurably. In her memory, let us carry forward her spirit of compassion, integrity, and dedication to community service.

As we mourn the loss of a dear friend, let us also celebrate her life and the profound impact she had on each of us. Our thoughts and prayers are with Diane’s family during this difficult time. May they find solace in the countless memories shared and the enduring legacy she leaves behind.

Rest in peace, dear friend. You will be deeply missed but never forgotten.

With heartfelt condolences,

Beth Gilovich

President, Antigua Owners Association

Cards and condolences may be sent to Grant Lupo and Family, 2928 Zicon Place, Carlsbad, CA 92009.



JANUARY 2024 FINANCIAL

	<u>Y-T-D ACTUAL</u>	<u>Y-T-D BUDGET</u>
Utilities	\$1,263.32	\$1,659.00
Landscape Maintenance	\$6,742.42	\$8,032.00
Contracts, Maintenance & Repairs	\$2,147.27	\$1,095.00
Administration	\$5,236.00	\$5,487.00
Reserves	\$19,694.47	\$19,604.00