

June 2017

PACIFIC ISLANDS VILLAGE III

www.piv3hoa.com

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

POOL CLOSURE – SPA RE-PLASTER



The Board approved the proposal from Alan Smith Pools to re-plaster the spa. The work will begin on June 7, 2017 and will take between 2-4 weeks and for safety reasons the pool cannot be used while work is in progress. Alan Smith Pools will make

every effort to secure the spa area at the end of each day, so that the pool can be used when the workman are not on-site.



OPEN POSITION ON THE BOARD



Rocky Shelton was elected to the Board at the January 2017 Annual Election. Sadly, for the community, Rocky, has accepted a new position with his company and will not be available to serve on the Board. Best of luck

in your new position, Rocky.

Therefore, there is a open position for the Board of Directors.

The meetings are held on the fourth Thursday of each month and generally last 2 hours.

If you are interested in being on the Board, please contact Bea Garrahy at bgarrahy@keystonepacific.com or 949-838-3207 for a candidacy statement.

BOARD OF DIRECTORS:

President: Saundra Mulato
Vice-President: Gary Moeller
Treasurer: Jim Vale
Secretary: Elisa Nardulli
Member-at-Large: Vacant

NEXT BOARD MEETING:

Thursday, June 22, 2017
6:00 P.M. @ Community Clubhouse
31110 Flying Cloud Drive
Laguna Niguel CA 92677

The final agenda will be posted at the bulleting board at the pool. You may also obtain a copy of the agenda by contacting management at 949-838-3207.

IMPORTANT NUMBERS:

ASSOCIATION MANAGER:

Bea Garrahy
Phone: 949-838-3207
Emergency After Hours: 949-833-2600
Fax: 949-833-0919
bgarrahy@keystonepacific.com

COMMON AREA ISSUES:

Lilly Luong
Phone: 949-838-3269
lluong@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: 949-833-2600
customercare@keystonepacific.com

ARCHITECTURAL DESK:

Phone: 949-838-3239
architectural@keystonepacific.com

INSURANCE BROKER:

(Name) / (Address) / (Phone)

CLUBHOUSE RESERVATIONS:

Obtain Reservation form on the website and submit with required deposits.

POOL KEYS:

Contact Lilly Luong at 949-838-3207.
1st key is at no charge and replacement or additional keys are \$100.00.

**APRIL 27, 2017 MEETING WAS
ADJOURNED DUE TO LACK OF
QUORUM.**

**HAPPY
FATHERS DAY**

June 2017 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.
- Trash Pick-Up Day – Fridays
Please remove trash cans from the common areas after this day.
- Thursday, June 22, 2017 - Board Meeting @ 6:00 P.M.
Location: Community Clubhouse
31110 Flying Cloud, Laguna Niguel, 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.

POOL AND CLUBHOUSE REMINDERS

Pool Heated from May 1, 2017 to October 31, 2017.

Pool Hours : Sunrise to 10:00 P.M.

Clubhouse Hours: Sunday – Thursday 8:00 A.M. to 10:00 P.M. and 8:00 A.M. to 11:00 P.M. Friday and Saturday. Reservations required for private parties.

Only Pacific Island Village III homeowners may reserve the Clubhouse for special events. If you are interested in reserving the Clubhouse, please contact Lilly Luong to confirm that the date you want to have your event is available.

You can obtain the Reservation form on the community website at: piv3hoa.com Depending upon the number of guests you have there may be a rental fee and security deposit required upon the submission of the reservation form.

Please remember that the pool and spa cannot be reserved.

WHAT TO DO IN CASE OF A NON LIFE THREATENING EMERGENCY

If you have an after hours common area emergency, call (949) 833-2600 and follow the emergency service prompts. The on-call manager will return your call and gather the necessary information from you. Please be ready to tell the emergency service the name of your Association, the location of your Association and your property address in order to process your call efficiently.



COMMON AREA LANDSCAPE

Pacific Landscape Group, is the landscape company that has been maintaining the common area in the community. There are two men on site during the week and they will be working on a rotation schedule throughout the month. Please do not ask them to do any extra projects while they are in your areas, as they are scheduled to complete routine work during the week



Any requests should be sent to Keystone Pacific Property Management, LLC to the attention of Lilly Luong at lluong@keystonepacific.com or at 949-838-3269 and a work order will be sent to PLG for scheduling during the week of the rotation. Thank you for your cooperation.