

PACIFIC ISLAND VILLAGE III

www.piv3hoa.com



NO PARKING & SAFELISTING PROCEDURES

- ◆ **NO RESIDENT PARKING OVER NIGHT**
- ◆ **SAFELISTING**—SAFELISTING—Call Patrol Masters at 949-209-6370, 24 hours per day, seven days per week or log onto www.patrolmasters.com and follow the SAFELISTING procedures.
- ◆ **NO PARKING** anywhere not designated as a parking space including in front of garage doors or on any community street—All streets are considered Fire Lanes—Vehicles will be immediately towed at owner's expense.



BOARD OF DIRECTORS:

President: Christina Johnson
Vice-President: Gary Moeller
Treasurer: Bhavna Nayar
Secretary: Elisa Nardulli
Member-at-Large: Anne Naulls

NEXT BOARD MEETING:

Tuesday, October 27, 2020
6:00 P.M. Via Zoom Meeting. Email dstinson@keystonepacific.com for link.

The final agenda will be posted at the bulletin board at the pool. You may also obtain a copy of the agenda by contacting management at 949-430-5827

IMPORTANT NUMBERS:

ASSOCIATION MANAGER:

Debbie Stinson, CMCA
Phone: 949-430-5827
Emergency After Hours: 949-833-2600
Fax: 949-377-3309
dstinson@keystonepacific.com

COMMON AREA ISSUES:

Rachel Ayala
Phone: 949-503-0298
rayala@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGE/ WEBSITE LOGIN:

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

ARCHITECTURAL DESK:

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

CLUBHOUSE RESERVATIONS:

ARE ON HOLD DUE TO COVID-19

POOL KEYS:

Contact Rachel Ayala at 949-503-0298 to obtain a pool key. The 1st key is no charge, because you obtained the key in escrow from the seller. Additional keys will cost \$100.00. Each key is numbered and will be lodged in the homeowners account.

CLUBHOUSE FOBS:

Call Gary Moeller at 714-357-5596. Cost is \$75.00 and FOBS must be returned should you move and sell the unit.

POOL IS OPEN BUT HEAT WILL BE TURNED OFF OCTOBER 1, 2020

Please follow the following rules:

1. Social distancing of 6 feet at all times.
2. Face mask must be worn when not in the pool.
3. The pool is for use for homeowners and tenants only; no guest, baby sitters or homeowners staff are allowed at this time.
4. The restroom will remain locked closed until further notice.
5. Hand sanitizer stations have been installed around the pool area.

CLUBHOUSE WILL REMAIN CLOSED

The clubhouse will remain closed until further notice due to the Covid-19. No reservation will be taken while Covid-19 is at high alert and social distancing is required.

COMMUNITY DUMPSTER

The annual community dumpster is coming back. Keep your eye open for October 5, 2020, when the dumpster will be dropped off for residence's use only. The dumpster will be placed next to the pool area. The dumpster will be removed seven (7) days later. The cost will be covered by the Association to assist homeowners and tenants time to clean and dump.

- All items must be placed inside of the bin, do not leave outside of the bin.
- No hazardous Waste, such as paint cans or cleaning products.



Managed by Keystone
16775 Von Karman Ave., Suite 100
Irvine, CA 92606
949-833-2600

OCTOBER 2020 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 Day - Friday
- Trash Pick-Up Day - Friday
- 27 October 2020 - Board Meeting @ 6:00 P.M.
Conference Call Meeting - TBD - Email Debbie Stinson at dstinson@keystonepacific.com for meeting location or Zoom meeting link and code for the meeting.

HOMEOWNER ASSESSMENT ADDRESS CHANGE

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

PO BOX 513380
Los Angeles, CA 90051-3380



ARCHITETURAL REMINDER

- Changes made to the exterior of your home **MUST** be approved by the Architectural Committee prior to the start of any work on your home. To obtain a copy of the architectural application you can sign onto the Pacific Island Village III website at piv3hoa.com or contact Debbie Stinson at dstinson@keystonepacific.com and a copy can be emailed to you. Homeowners who have made changes without approval are subject to being fined.
- Major Repairs—Require an ARC application such as roof replacement or yard area replacements.

COMMON AREA LANDSCAPE

Areas that are Common Area—All of the areas outside of your unit and patio are considered Common Areas that are maintained by the Association landscape company. Homeowners and tenants are prohibited from planting in these areas. All concerns need to be provided to Management in writing with, if possible a photo of what you are addressing. Because the Association has a tight budget, not all wishes can be granted and it is best to work with what we have at the time.

TRASH ENCLOSURES

The Board would like to remind homeowners that the trash enclosures should not be used to dispose of large items, and that all trash should fit inside the trash cans and not left in the dumpster area. Please break down all cardboard boxes. Recently, the Board found excessive trash that had been left inside the trash enclosures and not inside the trash cans. The cost to clean up and remove the debris is an expense which has not been budgeted for the Association.

The trash company does not pick up trash that is left outside the containers. ***Please do not discard oil, paint, etc. in the trash containers as those items must be taken to the waste disposal located in Irvine at 6411 Oak Canyon.***

Also, if you have contractors doing work at your home, please have them take all construction related waste with them, to leave adequate room in the cans and enclosures for your neighbors.

Thank you for your cooperation.

2021 ANNUAL ELECTION

The 2021 Annual Election Meeting is scheduled to take place on January 26, 2021. The Candidacy Statement was mailed out with the October statement. If you are interested in being a Board member, complete the Candidacy statement and return by October 31, 2020. There are three positions open for the January 28, 2021 Annual Election. The Election Notice and Ballot will be mailed in early December.



APPLICATION FOR CANDIDACY FOR THE BOARD OF DIRECTORS

Dear Homeowner:

The Annual Election will be held in . If you are interested in serving on the Board, please complete this application and return it to **KEYSTONE** by 5:00 PM on . For specific candidate qualifications, please contact Management for a copy of your community's Election Rules.

Members are encouraged to confirm their personal contact information by the deadline set forth for submitting nominations to ensure that Members have an opportunity to review their personal information at least thirty (30) days before ballots are mailed.

NAME: _____

(Note: Be sure to complete and return verification information on page 2 of this application)
Candidacy statement needs to be kept to one page. Please type in the information requested below.

WHY WOULD YOU LIKE TO SERVE AS A BOARD MEMBER?

WHAT IS YOUR BACKGROUND?

WHAT IS YOUR VISION FOR THE COMMUNITY AND WHAT WOULD YOU LIKE TO ACCOMPLISH DURING YOUR TERM OF OFFICE?

PLEASE NOTE: PER CALIFORNIA CIVIL CODE SECTION 5105(a), A COPY OF THIS FORM MAY BE INCLUDED WITH THE OFFICIAL BALLOT. THE CANDIDATE/MEMBER IS SOLELY RESPONSIBLE FOR THE CONTENT OF THIS COMMUNICATION. THE ASSOCIATION DOES NOT EDIT OR REDACT ANY CONTENT

APPLICATION FOR CANDIDACY FOR THE BOARD OF DIRECTORS

HOMEOWNER VERIFICATION INFORMATION

ADDRESS: _____

WORK PHONE NUMBER: _____

HOME PHONE NUMBER: _____

CELL PHONE NUMBER: _____

E-MAIL ADDRESS: _____

I, _____, hereby certify that the information above is true and correct and that I have not been convicted of a crime which, if elected, would either prevent the Association from purchasing fidelity bond coverage required by California Civil Code section 5806 or terminate the Association's existing fidelity bond coverage.

Signature: _____ Date: _____

To request an electronic copy of the Candidacy Application, please contact reconnect@keystonepacific.com.

Completed Candidacy Applications must be submitted to reconnect@keystonepacific.com or to the following address before the deadline: