

JUNE 2019



BAYSIDE COVE

www.baysidecovehoa.org



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

WELCOME NEW BOARD OF DIRECTORS

On May 8th, the Bayside Cove Annual Election took place. Two positions on the Board were up for election and Jim Moore and Michele Otting-Mann were elected to the Board of Directors! The Board of Directors also reelected itself to the following positions:

President: Joe Ciraulo
Vice-President: Sarah Powell
Treasurer: Michele Otting-Mann
Secretary: Jim Moore
Member-at-Large: AJ Fazekas



The Board of Directors is committed to continuing the work of the previous Board and is solely made up of volunteers.

Please congratulate your Board Members as you see them in the Community.

COMMUNITY REMINDERS – COMMON AREA

- If you move the **pool furniture**, please be sure to place it back as close to their original locations as possible. Ensure umbrellas are closed after use.
- Maintain a **slow and safe speed limit** when entering and exiting the community and inform all visiting guests to use caution to avoid hazardous accidents.
- Continue to be courteous to your neighbors and **limit your noise pollution** on the evenings and weekends. A quiet sense of enjoyment in the community is the right of every homeowner.
- Please note that items like motor oil, paint cans, or electronics may drip from the trash trucks upon disposal. **Dispose of these items** at a proper recycling facility.
- **Mailbox keys** are not managed by the Association, and therefore, replacements cannot be issued to you if lost. Contact the USPS directly to request a re-key.
- **Pool keys** are \$75.00, payable by check to "Bayside Cove." Mail in to the attention of your Community Manager, or drop off any time Mon-Fri between 9:00am – 5:00pm.
- If you wish to have your name listed in the entrance **gate directory**, please email Management with your name and local phone number you would like it to ring to when your guest arrives.

BOARD OF DIRECTORS:

President: Joe Ciraulo
Vice-President: Sarah Powell
Treasurer: John Perrone
Secretary: Michele Otting-Mann
Member-at-Large: AJ Fazekas

NEXT BOARD MEETING:

JUNE 19, 2019
5:00 pm at Newport Beach Yacht Club
1099 Bayside Drive
Newport Beach, CA 92660

The final agenda will be posted on the bulletin board on the pool gate and the Association's website. You may also obtain a copy of the agenda by contacting management at 949-838-3262.

IMPORTANT NUMBERS:

ASSOCIATION MANAGER:

Maggie Rahm, CMCA
Phone: 949-838-3280
Emergency After Hours: 949-833-2600
Fax: 949-377-3909
Mrahm@keystonepacific.com

COMMON AREA ISSUES:

Gabriel Hipolito
Phone: 949-430-5808
ghipolito@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

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

COURTESY PATROL:

(714) 669-2736

POOL KEYS:

\$75.00, payable by check to "Bayside Cove"

SOUTHERN CALIFORNIA GAS COMPANY:

(800) 427-2200

NEWPORT BEACH FIRE DEPARTMENT:

(949) 644-3104

JUNE 2019 REMINDERS

Keystone Pacific is open Monday – Friday from 9 am to 5pm.

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.

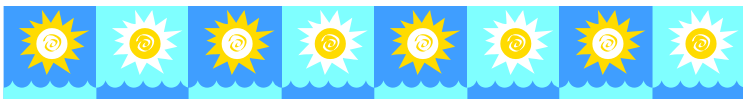
Street Sweeping Day - Weekly, on Fridays

Trash Pick-Up Day - Weekly, on Wednesdays. After Holidays, Trash Pick-Up will be one day later. Please remove trash cans from the common areas after this day.



FINANCIALS

As of the April 30, 2019 financial statement, the Association is in a good position with \$122,171.00 in it's operating fund and \$575,225.00 in its reserve funds. The fiscal year ends April 30, 2020.



A MEMBER'S RIGHT TO PRIVACY

California Civil Code allows a member to request to be removed from the membership list to prevent release of their private contact information to a member requesting the membership list. In order to opt-out of the membership list, you must notify the Association in writing. If you choose to opt-out of sharing your name, property address, email address and mailing address under the membership list, the opt-out designation shall remain in effect until changed by you, by written notification to management. If you wish to opt-out, please complete the Opt-Out Form on our website at:

<http://www.kppm.com/forms/opt-out.php>.

CUSTOMER PORTAL AND ONLINE ACCOUNT MANAGEMENT SOFTWARE

Keystone Pacific is excited to announce that we have completed an upgrade to our customer portal and online account management software to enhance your ability to manage your account online. Using the new portal, homeowners can sign-up for recurring ACH, view violations, track submitted work orders and manage electronic community notifications.

CALIBER ONLINE PAYMENT FEATURE

You may make one-time ACH payments through www.kppmconnection.com. In addition, Keystone Pacific is excited to introduce recurring online ACH payments. Please visit www.kppmconnection.com to access your online payment account. You may still access your account using your current email address and password. If you have not registered for The KPPM Connection, please have your new account number readily available. We are excited for you to experience the new portal and appreciate your feedback.

EXPEDITING YOUR REQUEST OR CONCERN

Management would like to make sure all homeowners have key tips in order to expedite your maintenance request, concern or emergency:

- Please put your request in writing, via email, whenever possible.
- Email photos, when possible, as well. Photos enable us to get a clear picture of the location and extent of the issue needing to be addressed.
- Please indicate your Association "Bayside Cove" and your full address in the subject line.
- Provide us with your best contact phone number if the issue is complex and needing special attention. We promise to use the utmost discretion if contact is required.
- Please report issues as soon as you see them. Remember that vendors called out to perform work after 3PM and later run into "after hours" expense charges, which is costly to all homeowners.