

AUGUST 2019



# BAYSIDE COVE

www.baysidecovehoa.org



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

## EARTHQUAKE PREPAREDNESS

Recently, California has had two very large quakes in the span of a couple of days and hundreds of aftershocks following. Please utilize this time now to make sure you are prepared if an earthquake happens closer to where you live. Please see the following tips from [www.ready.gov](http://www.ready.gov) to ensure you are prepared before, during, and after a major quake:

Before an earthquake occurs be sure to:

- ◆ Secure heavy items such as cabinets, tvs, shelving units and items that hang on walls. Move heavy items on shelves to lower levels.
- ◆ Practice STOP, COVER, and HOLD ON – Stop where you are, get down on hands and knees, cover your neck and head with your hands and crawl to somewhere safe (if possible) and hold on to sturdy furniture.
- ◆ Have a family communication plan and make sure you have a supply kit stocked with non-perishable food, water, flashlights and more.
- ◆ Know where your water and gas access is and learn how to turn off.



During an earthquake:

- ◆ DROP, COVER, and HOLD ON – just like you have practiced.
- ◆ If you are inside, stay inside until the shaking stops and then proceed outside to an area where no objects such as your home, trees, power lines etc. can fall on top of you.
- ◆ If you are in bed, stay in bed and cover your head and neck with a pillow.
- ◆ If you are in a vehicle – pull over to a safe place, away from any objects that could fall on top of you. Do not stop under overpasses.

After an earthquake:

- ◆ Expect aftershocks – if your home is unstable, do not stay there, move away from any possible falling debris.
- ◆ Do not enter damaged buildings.
- ◆ If you are trapped cover your mouth and nose from dust and debris and try to get a text out if you have a phone with you. Bang on pipes or walls, save your voice until you hear rescuers approaching.
- ◆ If you are in an area where tsunamis are possible – move to higher ground immediately.
- ◆ Once you are safe, monitor radio, social media or television for alerts.



## BOARD OF DIRECTORS:

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

## NEXT BOARD MEETING:

**September 18, 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:

**Gina Nguyen**  
Phone: 949-838-3232  
gnguyen@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

## AUGUST 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.



### GATES

Please ensure that all gates are closed and latched behind you. The gates that lead to the docks are often left unlatched which can allow unauthorized people to enter the community. The pool gate also needs to be latched as you come into the pool area and after you leave.

### 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

Have you visited [kppmconnection.com](http://kppmconnection.com)? Using this 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](http://www.kppmconnection.com). In addition, Keystone Pacific has introduced recurring online ACH payments. Please visit [www.kppmconnection.com](http://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.
- True emergencies will always be treated as such and will be prioritized ahead of the cue.

