

# PORTOLA SPRINGS COMMUNITY ASSOCIATION

portolasprings.org



## COMMUNITY POOL HEATING

The pools at Lomas Valley and Silverado Parks will remain heated through the end of September. Currently the Association spends more than \$5,000 in gas utility every month to heat the two community pools. This cost would be significantly higher in the winter, with cooler weather. Thus, it is not in the budget to keep both of the pools heated year-round.

Please always use your key fob!

## USE OF COMMUNITY AMENITIES

As summer comes to close, the Board of Directors would like to remind residents that the common areas, including all recreation facilities, are available for use by all members of the Association and their tenants and guests, in accordance with the CC&Rs and community rules and regulations. Portola Place Apartments is a dues-paying member of the Association and its residents are entitled to use all common area and recreation facilities within Portola Springs.

All members who use the community pools have a responsibility to abide by the facility rules and regulations, which are posted on [www.portolasprings.org](http://www.portolasprings.org) and on the bulletin boards at each facility. If anyone is found to be trespassing, in violation of the rules, or behaving inappropriately, please make a note of the date & time they scanned their fob on a secure gate and send the information to [jboulduc@keystonepacific.com](mailto:jboulduc@keystonepacific.com). Management will follow up on any negligible offense, provided adequate information can be supplied.

## POOL MONITORS

The Association has contracted with Negative Splitz Aquatics to provide pool monitors at both pools during peak times on weekends through the end of September. While the pool monitors are trained in CPR and first aid, their primary purpose is to enforce the facility rules and report violations to management. If you see them at the pool, be sure to say hello and ask them any questions you may have about the facility rules.

## AUGUST 13, 2008 BOARD MEETING HIGHLIGHTS

- The Board approved a proposal for the Activities Committee to host a "Movie in the Park" on September 26 at Lomas Valley Park. See the enclosed flyer for all the details.
- The Board approved a landscape proposal for various shrub/tree replacements, and irrigation repairs at the bottom of Small Grove.
- Several hearings for architectural submittals and extension requests. For a copy of the minutes from the meeting, visit the website or contact management.

## BOARD OF DIRECTORS:

President: Tom Heggi  
Vice-President: Bradley Hawkins  
Secretary/Treasurer: Wendy DeWees

## NEXT BOARD MEETING:

**Wednesday, October 8, 2008 @ 4:00 PM**  
At the Lomas Valley Park Clubhouse  
95 Ranchland, Irvine, CA 92618

*The final agenda will be posted in the pool areas and available on the Association's website at least 4 days in advance of the meeting. You may also obtain a copy of the agenda by contacting management at (949) 838-3265.*

## IMPORTANT NUMBERS:

### ASSOCIATION MANAGER:

Jamie Bolduc  
Phone: (949) 838-3265  
**Emergency After Hours: (949) 833-2600**  
*Always call 9-1-1 for life-threatening emergencies.*  
Fax: (949) 833-0919  
E-mail: [jboulduc@keystonepacific.com](mailto:jboulduc@keystonepacific.com)

### COMMON AREA ISSUES CLUBHOUSE RESERVATIONS KEY FOBs:

Community Associate  
Phone: (949) 838-3253  
Both rooms at each clubhouse can be reserved for a \$150 non-refundable fee and \$500 refundable deposit. Insurance is also required. Download the reservation form at [www.portolasprings.org](http://www.portolasprings.org). Please call to check the availability of a certain date.

If your key fob doesn't work, send an email to management and provide the number stamped on your key fob. We will check the database to make sure your key fob is active. If you haven't received your key fobs yet, please also e-mail or call management.

### BILLING QUESTIONS/ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: (949) 833-2600  
[accounting@keystonepacific.com](mailto:accounting@keystonepacific.com)

### ARCHITECTURAL DESK:

Phone: (949) 838-3239  
[architectural@keystonepacific.com](mailto:architectural@keystonepacific.com)

**VISIT [www.PortolaSprings.org](http://www.PortolaSprings.org)!**

Log onto the Portola Springs community website to:

- View photos from community events
- Submit maintenance requests & address changes
- Get the latest community news & updates
- Obtain minutes, newsletters, policies, & forms
- Access your assessment billing account online
- Pay your association bill online

Retrieve your login information from your association bill. Should you have problems logging in, please call Customer Service at (949) 833-2600.

**7th Annual Irvine Global Village Festival**

Make plans to travel the world at the City of Irvine's Seventh Annual Global Village Festival on Saturday, October 4, from 10 AM - 6 PM at Bill Barber Park. Boasting artistic cultural performances on three stages, the Festival's live entertainment is a mosaic of music and dance representing more than 50 cultures from Europe, Asia, Africa, and North and South America. Immerse yourself in cultural displays, world religion and demonstrations, indulge in international cuisine, explore our world marketplace and keep the little ones in motion with hands-on art projects, games and activities in a giant, interactive Kids Village.

Festival admission and parking are free. Food court tasting tickets are available for purchase at the event. Bill Barber Park is located adjacent to the Irvine Civic Center on Harvard between Barranca and Alton. For more information and parking locations, call (949) 724-6606 or visit [www.irvinefestival.org](http://www.irvinefestival.org).

**FACILITY HOURS**

**Pools:** 6 AM - 10 PM Sun-Thurs; 6 AM - 11 PM Fri & Sat

**Tennis Courts:** 6 AM - 10 PM Daily

Please bring your key fob to the parks and pools at Portola Springs every time you visit. If you forget your fob, you will not be able to access the restroom facilities or any of the



enclosed amenities. Remember, when your guests utilize the facilities, they must enter with you. Just a reminder that pets must be kept on leashes at all times. Thank you for minding the facility rules to the benefit of all.

**REMINDER: Labor Day Holiday**

- **Monday, 9/1 (Labor Day Holiday) - Keystone Pacific Closed**  
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.*

**ACTIVITIES COMMITTEE**

Would you like to get to know other Portola Springs residents, and help plan fun activities that would enhance your sense of community? Then consider joining the Activities Committee! If you are interested, email [jboulduc@keystonepacific.com](mailto:jboulduc@keystonepacific.com) or call (949) 838-3265.

**ARCHITECTURAL SUBMITTALS**

All homeowners are required to submit their landscape plans within six months of closing escrow. Contact [architectural@keystonepacific.com](mailto:architectural@keystonepacific.com) for more information. If you live in a sub-Association and have architectural plans to submit, please submit them to your sub-association and not to the Portola Springs Community Association.

**SUB ASSOCIATION INFORMATION:**

Bougainvillea, By KB Homes

Los Arboles, By Taylor Woodrow Homes

**Management Representative:**

Crummack-Huseby, Inc.

1 Spectrum Pointe, Suite 320

Irvine, CA 92630

(949) 367-9430

Decada, By California Pacific Homes

**Management Representative:**

Accell Property Management

23046 Avenida de la Carlotta, Suite 700

Laguna Hills, CA 92653

(949) 581-4988

Manzanita, By Richmond American Homes

Paloma, By Brookfield Homes

San Carlos, By William Lyon Homes

**Management Representative:**

Keystone Pacific Property Management

16845 Von Karman, Suite 200

Irvine, CA 92606

(949) 833-2600

Sendero, By John Laing Homes

**Management Representative:** PCM

23726 Birchtree Drive

Lake Forest, CA 92630

(949) 768-7261

Vientos, By California Pacific Homes

**Management Representative:**

BHE Property Management

P.O. Box 7736

Laguna Niguel, CA 92607

(949) 363-1963

Note: Las Colinas and Serra are not sub-associations. All communication is with Keystone Pacific Property Management (as shown on page 1).