

NOVEMBER 2015

PORTOLA SPRINGS COMMUNITY ASSOCIATION

www.PortolaSprings.org

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

SAFE DRIVING

It is an ongoing concern in the community when drivers do not obey the laws of the road. There are even more children on the roads now with the recent opening of the school. It is vital that everyone obey the traffic laws and observe speed limits, stop signs, traffic signals and cross walks. If you observe an unsafe driver, please contact the Irvine Police Department and they will dispatch a patrol unit.

POOL HEATERS

The pool heaters have been turned off with the exception of the Lomas Valley pool which is heated year round. All spas will remain heated.

BOY SCOUTS

Pack 626 is the pack for Portola Springs. Any boy in Portola Springs is welcome. To join or learn more about the pack, visit <https://pack626.shutterfly.com> or email chrisbank@hotmail.com.

REMINDERS

When visiting the common area facilities such as parks and pools, please refrain from littering trash, cigarette butts, etc. Also, when disposing of moving boxes and larger items that do not fit in the trash cans, please do not leave items on the curb or in your neighbors' trash cans. Contact Waste Management for a bulky item pick up or haul the items to the local dump. Please note that smoking is not permitted inside the pool areas.

TRASH DISPOSAL

Please do not place trash in your neighbors' trash cans, especially pet waste. Please utilize your own trash can or the common area trash cans.

WINTER SOCIAL EVENT SATURDAY, DECEMBER 5TH

There are two events to enjoy, both located at 95 Ranchland! Join us for the Portola Springs Texas Holdem' Prize Tournament 7:15 PM to 10:15 PM. This event is for ages 12 and up. Pre-registration required (cost to participate is \$15 for residents, \$20 for resident guests). Participants will receive a t-shirt and light refreshments. The champion will receive a Portola Springs champion bracelet. No cash rewards. Seats will be limited to 64 total- 8 tables of 8.

We will also have a sweet treat and trackless train and holiday activity for younger children from 5:45 PM to 7:15 PM.

BOARD OF DIRECTORS:

President: Wendy Fox
Vice-President/Treasurer: Janet Stimson
Secretary: Indu Terrell

NEXT BOARD MEETING:

Thursday, December 10, 2015
3:30 p.m. at Lomas Valley Clubhouse
95 Ranchland, Irvine, CA 92618

The final agenda will be posted on the community website. You may also obtain a copy of the agenda by contacting management at 949-838-3245.

ASSOCIATION MANAGER:

Kara Gonzalez, CMCA
Phone: 949-838-3245
Fax: 949-833-0919
kgonzalez@keystonepacific.com

Emergency After Hours: 949-833-2600

COMMON AREA ISSUES, POOL KEYS & CLUBHOUSE RESERVATIONS:

Katin Horan
Phone: 949-838-3201
khoran@keystonepacific.com

PATROL SERVICE:

Elite Enforcement Security Solutions
Phone: 714-801-4385

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

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

Log onto www.portolasprings.org to submit work a request or address change; Get the latest community news & updates; Obtain minutes, newsletters, policies, forms; Access your account online; Pay your HOA bill online; Find out about upcoming community events, and more! Should you have problem logging onto the community website, please call Customer Service at 949-833-2600.

Happy
Thanksgiving 

NOVEMBER 2015 REMINDERS

- **Keystone Pacific Closed in Observance of Thanksgiving - Thursday, November 26th & Friday, November 27th**
- **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 - 1st & 3rd Fridays by City of Irvine.**
- **Trash Pick-Up Day - Wednesday. Please remove trash cans from the common areas within 12 hours of service. This is a requirement of the CC&R's.**
- **Clubhouse Wi-Fi at Lomas Valley and Silverado
Public Wifi: LomasValleyPark-Public/SilveradoPark-Public
*No Wi-Fi Password***

COYOTE WARNING REMINDERS

We have seen an increase in coyote activity throughout the community. Please use caution and take a moment to review the following tips for the safety of you and your pets.

<http://www.ci.irvine.ca.us/ipd/divisions/animalservices/coyotebulletin.asp>

BE A RESPONSIBLE PET OWNER

Pets must be on a leash at all times regardless of the size of your pet. Also, no one wants to step in dog feces while out walking their dog. Please pick up after your animal. Please refrain from placing used doggie bags into the planters. When the association pays a vendor to remove dog poop, it costs everyone in the association money. Problems associated with animals, including noise disturbances and defecation must be directed to Animal Control at (949) 724-7740. No animals, including dogs, cats, birds and other domesticated animals, are permitted in any pool area or common facilities at any time.

CLUBHOUSE RESERVATIONS

Download the reservation packet and get many of your questions answered about clubhouse reservations at www.portolasprings.org. A security deposit, rental fee and insurance endorsement are required at least 15 days in advance of your event. No amplified music is allowed (no pro DJ or band gear). Clubhouse reservations are permitted from 10 a.m. – 11:59 p.m. daily. Please call Katin at (949) 838-3201 or email khoran@keystonepacific.com to check availability, save a date and obtain more information.

DID YOU KNOW...?

- If you sell your home, you are responsible to ensure your buyer receives your common area key fobs.
- If you are a resale owner, you are responsible to ensure your "inherited" key fobs are re-registered under the new household name.
- Failure to pay the monthly assessment can result in your key fobs being deactivated until your account is paid current.

SUB-ASSOCIATION INFORMATION:

**Bougainvillea, By KB Home
Los Arboles, By Taylor Morrison**
Management Representative:
Crummack-Huseby, Inc.
1 Spectrum Pointe, Suite 320
Irvine, CA 92630
(949) 367-9430

**Decada, By California Pacific Homes
Primrose at Decada, By KB Home**
Management Representative:
Accell Property Management
23046 Avenida de la Carlotta, Suite 700
Laguna Hills, CA 92653
(949) 581-4988

Sendero, By John Laing Homes
Management Representative:
Powerstone Property Management
16470 Bake Parkway
Irvine, CA 92618
(949) 716-3998

**Vientos, By California Pacific Homes
Primrose at Vientos, By KB Home
Luna, By California Pacific Homes
Citrine, California Pacific Homes**
Management Representative:
BHE Management Corporation
P.O. Box 7736
Laguna Niguel, CA 92607
(949) 363-1963

**Colibri, By Ryland Homes
Manzanita, By Richmond American Homes
Paloma, By Brookfield Homes
San Carlos & Agave, By William Lyon Homes
Casero, By Standard Pacific
Ironwood, By KB Home
Sevilla, By Van Daele
Willow, By KB Homes
Cariz, By Tri Pointe Homes**
Management Representative:
Keystone Pacific Property Management
16845 Von Karman, Suite 200
Irvine, CA 92606
(949) 833-2600

**Las Colinas, Las Ventanas, Serra, Quintera,
Sage and Garden Hill** are not sub associations.
All communication should be sent to Keystone Pacific Property Management.

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 "Account Notifications" page once you have logged into The KPPM Connection at www.kppmconnection.com.