

May 2022

PORTOLA SPRINGS COMMUNITY ASSOCIATION

www.PortolaSprings.org

FEB 2022 ASSESSMENT INCREASE & SPECIAL ASSESSMENT

Please make sure to update your payment and bank information.

DON'T MISS IMPORTANT UPDATES FROM YOUR ASSOCIATION

The Association uses e-notifications and website postings for many important updates. Please visit www.kppmconnection.com today to sign up! You can also access the association's website www.portolasprings.org for meeting notifications, important updates, events and all electronic documents available; Governing Documents, Rules and Regulations and the Design Guidelines for example. To sign up you will need your Keystone account number and your zip code.

Learn how to Build a Disaster Preparedness Kit Hosted by the Portola Springs Emergency Preparedness Committee

In the event of a large earthquake or wildfire evacuation, what are the key things you need to have ready? In our first virtual session, we'll go over the basics with you. In our second in-person session, you'll have the opportunity to share your progress and gain further inspiration from your neighbors.

Part 1: Build a Kit - Wednesday, April 27, 2022 from 7-8 PM via Zoom

Part 2: Share your Kit - Saturday, May 21, 2022 from 10-11 AM at Silverado Clubhouse

Please register at: <https://www.portolaspringscert.org/events> to RSVP and receive instructions for joining both events. A recording of Part 1 will be made available as well.

EXTERIOR IMPROVEMENTS

All exterior improvements require pre-approval. This includes, but not limited to, security cameras, solar, changing landscaping, initial landscape install, etc. An architectural application and the guidelines can be found on the community website portolasprings.org. If you are in a sub association, please contact them directly for the application and approval process.

VACATION/SHORT-TERM RENTALS /COMMERCIAL ACTIVITY

Any owner found to be in violation of the short-term rental/transient tenancy and/or commercial activity policy will be called to a hearing and face potential fines. If you discover a listing on Airbnb.com or any similar site, please email a copy of the listing to Ellis Calvillo at ecalvillo@keystonepacific.com. If you are able to determine the address of the offender, this is very helpful. You may also report the infraction to the City of Irvine as well. **Please note that the Association's minimum fine is \$1,000.00 and doubles with each subsequent hearing. Residential lease agreements are required to clear a short term rental violation.** The Board recommends that rentals be listed on a reputable site or with a Realtor that promotes the residential spirit of the community.

STREET SAFETY

Please refrain from congregating in the public roadways of the community. Placing signs to divert traffic can be dangerous for vehicles attempting to pass through. We ask that when available, utilize areas that are designed for this type of activity and leave the roadways open for vehicles to pass.

BOARD OF DIRECTORS:

President: Jonathan Bjorndahl

Vice-President/Treasurer: Alex Gurski

Secretary: Jaime Chandler

NEXT BOARD MEETING:

June 9, 2022

3:30 p.m.

Via Zoom

The final agenda will be posted on the community website. You may also obtain a copy of the agenda by contacting management at via email.

ASSOCIATION MANAGER:

Ellis Calvillo, CMCA, AMS

Phone: 949-838-3252

ecalvillo@keystonepacific.com

Emergency After Hours: 949-833-2600

COMMON AREA ISSUES, POOL KEYS, CLUBHOUSE RESERVATIONS:

Candice Fincher

Phone: 949-331-1412

cfincher@keystonepacific.com

PATROL SERVICE:

Courtesy Patrol Specialists

Phone: 714-669-2736

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: 949-833-2600

customercare@keystonepacific.com

NEW PAYMENT ADDRESS

PO BOX 513380, Los Angeles, CA 90051
-3380

Log onto www.portolasprings.org to submit a work 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.

SWIM TEAM INFORMATION:

www.PortolaSpringsStorm.com

CLEAN UP AFTER YOUR PET

Please clean up after your pets and properly dispose of waste. Leashes are always required, it's the law. If your dog relieves themselves on common area grass, please dilute the urine with water so the grass is not burned.

May 2022 REMINDERS

- Keystone is Closed for Memorial Day - Monday, May 30th
- **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. Private Street Sweeping - 1st and 3rd Wednesdays
- Trash Pick-Up Day - Varies depending on location. For your service day, please visit www.wm.com. 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 Round Canyon, Tomato Springs, Lomas Valley, Silverado and Village Square **Public Wi-Fi:** RoundCanyon-Public, TomatoSprings-Public, LomasValleyPark-Public/SilveradoPark-Public/VillageSquare-Public *No Wi-Fi Password*

You are invited!
FREE
YOGA & TAI CHI
Come Relieve Your Stress

9:30am to 10:30am
May 14, 2022
June 4, 2022
July 2, 2022
August 6, 2022
September 3, 2022
October 1, 2022
November 5, 2022
December 3, 2022

Village Square Park
Clubhouse
130 Outlook
Irvine, CA 92618

Come as you are and bring your mat!
SCAN QR CODE TO RSVP
or visit www.keystonepacific.com/yoga

BROUGHT TO YOU BY
RENAE COOK
714 774-0057
BODY & BRAIN
STEETREE

CONNEL BARBER REALTY

HOUSEHOLD TRASH BELONGS AT HOME

PLEASE DO NOT DISPOSE OF YOUR HOUSEHOLD TRASH IN THE COMMUNITY PARKS

This drives up the cost of janitorial contracts and trash disposal for the entire community

COMMON VIOLATIONS TO AVOID

- No contractor signs are allowed anywhere in the community.
- If you are selling or leasing your property, specific signage is required; see the Rules and Regulations on the website for details.
- While we realize that during construction or exterior improvements it may be easier to leave your trash cans in the front of your home, please note that other than 12 hours before and after trash pick up, ALL trash cans must be stored out of common area view.
- Failure to submit for architectural approval prior to installation of your landscaping can result in fines.
- If you do not live in the community, please be sure that we have an active mailing address for you. We send important notices regarding violations that, if remain ignored, can result in costly fines.

BE A RESPECTFUL NEIGHBOR WHEN PARKING

Do not park in such a way that blocks trash cans out on the street for trash day. Parking in front of them, or too close, will cause Waste Management to skip pick up all together. This creates a huge inconvenience for everyone involved. Parking in your driveway and garage will also free up the street for the proper placement of trash cans on trash pick up days. This also allows for guests to find ample parking in the community. Streets cluttered with cars can lower property values. If you must park your vehicle on the street, please do not leave too much space between you and the car in front or behind. It ends up taking up valuable parking spaces if everyone is doing this.

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 10:00 a.m.—11:59 p.m. daily. You can email Candice Fincher to make a reservation cfincher@keystonepacific.com.

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**
- Casero, By Standard Pacific**
Management Representative:
Powerstone Property Management
16470 Bake Parkway
Irvine, CA 92618
(949) 716-3998
- Legado, By Brookfield Homes**
Management Representative:
Professional Community Management
27051 Towne Center Drive, Suite 200
Foothill Ranch, CA 92610
(800) 369-7260
- Vientos, By California Pacific Homes**
- Primrose at Vientos, By KB Home**
- Luna, By California Pacific Homes**
- Citrine, California Pacific Homes**
- Silverleaf, California Pacific Homes**
- The Vine, By William Lyon Homes**
- Indigo, By California Pacific Homes**
- Talise, By California Pacific Homes**
- Brisa, By California Pacific Homes**
- Celeste, By California Pacific Homes**
- Montara, By California Pacific Homes**
- Carissa, By California Pacific Homes**
- Lapis, By 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**
- Ironwood, By KB Home**
- Sevilla, By Van Daele**
- Willow, By KB Homes**
- Cariz, By Tri Pointe Homes**
- Juniper, by Richmond American**
Management Representative:
Keystone
16775 Von Karman, Suite 100
Irvine, CA 92606
(949) 833-2600
- Las Colinas, Las Ventanas, Serra, Quintera, Cressa, Sage and Garden Hill, Elderberry, Hillside, Bluffs, Highland, and Sierra** are not sub associations. All communication should be sent to Keystone.



Managed by Keystone
30211 Avenida De Las Banderas,
Suite 120
Rancho Santa Margarita CA,
92688