

AUGUST 2022

PORTOLA SPRINGS COMMUNITY ASSOCIATION

www.PortolaSprings.org

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.

CERT COMMITTEE NEWS

Upcoming events hosted by the Portola Springs Emergency Preparedness Committee

- On August 9th, join us for a **Family Emergency Plan Workshop** to make a detailed plan to stay informed, connect and protect your people, and know who to call when you need help.
- On November 3rd, join us for a talk on **Pre-Evacuation Planning and Staging**. Learn how to stage and practice getting your people, pets and critical items to safety as quickly as possible.

Please register at: <https://www.portolaspringscert.org/events> to reserve your spot. A recording of our April/May "Build a Kit" event is also available on our website.

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.

STORM SWIM TEAM SCHEDULE

As a reminder to the Community, the Storm Swim Team practices take place June 6th through August 11th. Practices take place between 3:30 PM and 6:30 PM.

The swim team will be alternating each week from Lomas Valley Pool to Silverado Pool. The week of June 6th the swim team will be starting at Lomas Valley Pool and then the following week Silverado Pool. The swim team is allowed to take up three lanes only. The remainder lanes are for residents.

If you wish to use other pools during these times, please visit the community website at: <https://portolasprings.org/community/amenities/>

FRONT YARD MAINTENANCE

During recent inspections, management has noticed a lack of proper front yard maintenance on Homeowner's lots. Please be aware that you must perform regular maintenance on your yard including trimming plant material, replacing dead plants, and removing any weeds. This rule also applies to yards that have not yet been installed on newly purchased homes. If proper maintenance is not performed, you will unfortunately find yourself in violation and face possible fines.

BOARD OF DIRECTORS:

President: Jonathan Bjorndahl
Vice-President/Treasurer: Alex Gurski
Secretary: Jaime Chandler

NEXT BOARD MEETING:

August 17, 2022
3:30 p.m.
Via Zoom
Meeting ID: 856 5169 9572
Passcode: 381220

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
customer-care@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

PROPER TRASH CAN STORAGE

Please ensure that your trash can is stored out of view of the common area, except on trash pick up day. Your trash can should not be visible from outside the front of your home, which means you cannot keep your trash can in front of your side yard gate or in front of your garage.

AUGUST 2022 REMINDERS

- 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*

EMERGENCY SPA SHUTOFF SWITCH

It has come to Management's attention that guest at the pool have been playing with the emergency shutoff switch. Please do not push or allow your children to push the emergency shut off switch unless there is actually an emergency occurring within the spa. When you push this switch, it shuts off the pump supplying that body of water, which leads to the water going cold and not being properly filtered. We must then send out a technician to turn the switch off and the water will take long to recirculate and get back up to the expected temperature. This cost the Association money and puts extra strain on the pool equipment.

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.

CAR WASHING REMINDER

Please keep in mind that washing your car into the street or hosing off your driveway is not permitted in Portola Springs. This is not just a requirement through the association, but also through the City of Irvine. If you plan to wash your car, you must utilize a water collection system that stops water from running off into the street. Washing your car with run-off into the street will lead to a violation.

PARK AND COURT HOURS

Many of the Association's parks are located close to homes. Parks and sports courts are closed at 10:00 P.M. every day. Please do not use these facilities after that time to avoid disturbing the surrounding residents.

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