

JANUARY 2008

# CANYON VIEW MAINTENANCE ASSOCIATION

www.canyonview.net

Professionally Managed by Keystone Pacific Property Management, Inc. - 16845 Von Karman, Ste. 200, Irvine, CA 92606

## BOARD MEETING AGENDAS

Legislature has recently amended the Common Interest Development Open Meeting Act (Civil Code section 1363.05) in a way that will change the way that the Board can do business. Effective January 1<sup>st</sup>, the Board may **only** discuss and take action on items that appeared on an agenda posted at least four (4) days before the meeting. Members will still be able to raise issues during homeowner forum, or to forward them to Management in advance, but the Board is prohibited by the new law from discussing or taking action on any topic that did not appear on the posted agenda..

In addition to posting in the interior common area at each entrance, the Association will be publishing its agendas and providing information about the community on its website. Members may also obtain a copy of the agenda by contacting Management at 949-838-3255 or via email at [bmiller@keystonepacific.com](mailto:bmiller@keystonepacific.com). In an effort to ensure that topics of interest to the community are timely addressed, residents are encouraged to forward any comments to Management between meetings by contacting Bryce Miller at [bmiller@keystonepacific.com](mailto:bmiller@keystonepacific.com) at least 10 business days in advance of the meeting.

## COMMUNITY UPDATE.....

### GOOD NEWS!

Your Board of Directors has approved a contract with California Gate to manufacturer and install new vehicle gates at each entrance to the community. The gates will match the design of the pedestrian gates.

The project is expected to take ten to twenty days for manufacturing of the gates; three to four days per opening to install. The project will not begin until after the first of the year so we are anticipating completion during the month of February.

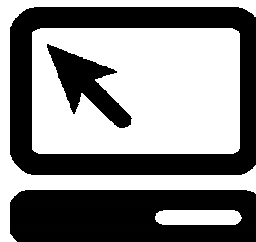
Please use caution when exiting and entering the community when the installation begins.

Thank you in advance for your cooperation.

## VISIT [www.canyonview.net](http://www.canyonview.net)

Log onto Canyon View's community website to:

- Get the latest community news & updates
- Obtain minutes, newsletters, policies, forms



## BOARD OF DIRECTORS:

President: Dave Frazer  
Vice-President: Mark Locklear  
Secretary: Bonnie Brodie  
Treasurer: Ted Dickerson  
Member-at-Large: John Rix

## NEXT BOARD MEETING:

**Tuesday, January 8, 2008**  
5:30 PM Executive Session  
6:00 PM General Session  
11 Silveroak

## IMPORTANT NUMBERS:

### ASSOCIATION MANAGER:

Manager: Sheryl Uggen  
Phone: 949-838-3225  
**Emergency After Hours: 949-833-2600**  
Fax: 949-833-0919  
E-mail: [suggen@keystonepacific.com](mailto:suggen@keystonepacific.com)

### COMMON AREA ISSUES:

Associate: Bryce Miller  
Phone: 949-838-3255  
E-mail: [bmiller@keystonepacific.com](mailto:bmiller@keystonepacific.com)

### 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)

### PEDESTRIAN GATE KEYS:

Available through Keystone Pacific \$10.00. Please make checks payable to Canyon View Maintenance Association  
Contact Bryce

### NORTHWOOD POINTE POOL KEYS

Available through the Master Association - Contact Lani Kaneshiro at (949) 838-3230



# JANUARY 2008 REMINDERS

## ■ Tuesday, January 1 - New Year's Day Keystone Pacific Offices 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.*

## ■ Street Sweeping Days:

1st Thursday of the month.

## ■ Trash Pick-Up Days: Mondays

Please remove trash cans from the common areas after this day.

## ■ Next Board Meeting – Tuesday, January 8th

Location: 11 Silveroak

Homeowners are welcome at 6:00 pm for General Session

## PAY YOUR ASSOCIATION DUES ONLINE @ WWW.KEYSTONEPACIFIC.COM

Keystone Pacific is now accepting association payments online. This new service is available by using the homeowner account login feature located on the Keystone website. All payments require a bank routing number in addition to a checking, savings or money market account number. Credit card payments are not accepted through this online service. Payments submitted online will be processed daily. If you have questions regarding this service, please contact customer service at (949) 833-2600.

## AFTER-HOURS SERVICE LINE:

If an association common area matter requires immediate attention after office operating hours, please call **(949) 833-2600** and a representative will be happy to assist you.

## COMMUNITY REMINDERS

- Each owner shall place all rubbish, trash, garbage, waste material in closed containers approved by the applicable Public Agency. Such containers shall be exposed to view of neighboring lots only when set out for a reasonable period before trash collection (evening before).
- The owner shall have the responsibility to acquaint their tenants and guests with the Rules and Regulations of the Association.
- Please remember to pick up after your dogs and when your dogs are outside of their yards, to keep them on a leash.

## COMMUNITY REMINDER...

Thank you for participating in the annual Holiday decorating contest. Due to the early Deadline for this newsletter, the winners of the

Decorating contest will be announced in the February newsletter. If you just can't wait until then, you may drive through the community as each winner has a sign posted in their front yard.

CONGRATULATIONS WINNERS!

Please remember that holiday decorations must be removed by January 15, 2008.



11



MANY THANKS to Susan Dickerson for organizing the wonderful holiday snow party and to Ted for allowing the snow to be dumped on his front yard. The event was a wonderful family/community get together.