

SEPTEMBER 2008

CANYON VIEW MAINTENANCE ASSOCIATION

www.canyonview.net

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

COMMUNITY UPDATES.....KEEP CANYON VIEW MAINTENANCE ASSOCIATION ELEMENTARY SCHOOL CHILDREN SAFE....

1. Remember that there is **no parking** allowed on the non-home side of Candlewood. This ensures that school children can see all the way down the street, in both directions to make a safe crossing.
2. Do not give out the Canyon View Maintenance Association gate code to outsiders...the community is not a bus stop....the extra vehicular traffic produces unsafe conditions for the community children.
3. If at all possible, walk your children to school versus driving them to the pedestrian gate. **Thanks to all for your cooperation!**



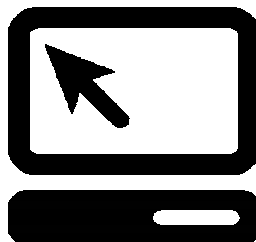
AUGUST 5, 2008 BOARD MEETING HIGHLIGHTS

- Approved minutes from the June 10, 2008 meeting.
- Accepted the May 31, 2008 and June 30, 2008 financial statements as submitted by Keystone Pacific.
- Approved the draft audit that was prepared by Schonwit & Associates; final audit will be mailed to membership by August 31st.
- Approved a proposal for landscape improvements noted during the landscape walk on July 18th.
- Approved to close CD's with Indymac and Fremont and re-invest the funds with Imperial Capital and Premier.
- Reviewed the delinquency report and took appropriate action.
- Reviewed and discussed non-compliance with CC&R's and variance requests and took appropriate action.

VISIT www.canyonview.net!

Log onto the community website to:

- Get the latest community news & updates
- Obtain minutes, newsletters, policies, forms
- Review board meeting agenda



BOARD OF DIRECTORS:

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

NEXT BOARD MEETING:

Tuesday, October 14, 2008

Northwood Pointe Pool
Executive Session @ 5:30 pm
General Session/Homeowner Forum
Immediately following

The final agenda will be posted at each entrance 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 949-838-3225.

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

COMMON AREA ISSUES:

Associate Bryce Miller
Phone: 949-838-3255
E-mail: bmiller@keystonepacific.com

BILLING QUESTIONS/ADDRESS CHANGES/ WEBSITE LOGIN:

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

ARCHITECTURAL DESK:

Phone: 949-838-3239
architectural@keystonepacific.com



SEPTEMBER 2008 REMINDERS

■ Monday, September 1 - Labor 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 Day: 1st Thursday of each month

■ Trash Pick-Up Day: Monday

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

■ September 29 – Rosh Hashanah begins at Sundown

CONVENIENT ASSESSMENT PAYMENT OPTIONS

1) SIGN UP FOR THEACH PROGRAM:

Save time and money! Sign up for our ACH program to have your assessment payment automatically debited from your checking or savings account. Please call customer service at (949) 833-2600 or send an e-mail to accounting@keystonepacific.com for an application.

2) PAY ONLINE AT WWW.KEYSTONEPACIFIC.COM:

Payments can also be made online. 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. If you have questions about this service or regarding your account number and password, please contact customer service at (949) 833-2600.

COMMUNITY REMINDER.....

Pool keys are available from The Northwood Pointe Master Association. You may contact Lani Kaneshiro, with Keystone Pacific, at 949 838-3230 to obtain pool key information.

The Northwood Pointe Master Association also receives and reviews architectural applications from the sub-associations, including Canyon View Maintenance Association. Remember to submit prior to commencing painting a different color, room additions, landscape/hardscape improvements, changing out roofs, doors/windows – any exterior improvements.

COMMUNITY PLEA.....

Management has been requested by View Maintenance Community to residents to SLOW down your



community. Please remind your service personnel and guests too to drive slowly when in the neighborhood. Canyon View is a family oriented community as can be witnessed by the number of children out playing, enjoying the fresh air while getting that daily exercise. You never know when that ball, Frisbee, dog, cat or child will wonder into the streets. Be smart, drive safe! Racing can be done under supervision at a race track or one of the new indoor facilities.

COMMUNITY ADVISORY...Water conservation tips

Continue to cut back on your watering. By the end of November, plants will need Less Than Half of what they needed in August. Every September, start cutting back your watering by approximately 10% each week and continue until you can turn the system off for the winter. During this time, watch for signs of stress. Lawns show stress when grass blades turn wiry and don't pop back up when stepped on; plants and bushes show stress when leaves droop or start to turn color. Water when the need arises, not just because!

You can find some useful landscape water-use guidance by visiting bewaterwise.com's new watering calculator or watering index. You can also log onto irwd.com/conservation/residential.

