



Is It Time To Power Wash The Stucco Of Your Home?

Home maintenance is always rearing its head and calling for your attention, so it is with a number of homes throughout the Alta Vista South HOA community.

The Board of Directors and the Design Review Committee would like to encourage homeowners to take a look at the stucco of their home and determine if it needs to be power washed to removed cobwebs and mildew that has built up.

The Association has recently sent notices to those homeowners where the build up is most noticeable requesting that they take steps to clean up their stucco. However, whether you received a notice or not, take 5 minutes to

look at your home to see if you need to address the issue. If so you can rent a power wash machine from your local tool rental company or hire a company to come in and power wash your stucco. It will help lengthen the life of your paint job and help to keep Alta Vista South looking great and ensuring that property values remain high.



Call For Candidates For The Board of Directors

The Association is seeking interested homeowners to run for the Board of Directors. Two positions will be filled at the annual meeting on September 20, 2007. Go to the website at www.altavistasouth.org to download the application. Deadline to submit your application is August 3rd.

Community Association Planning Option Changes For Dunnevant

Your Alta Vista South Homeowners Association Board has been notified that the ALTA VISTA SOUTH COMMUNITY ASSOCIATION is developing various plan options for improvements along Dunnevant.

These options include new landscaping the length of

the street, to reconstruction of the entry monument that was removed after it was hit by a vehicle several years ago and even possible gating of the community.

Your association has a reciprocal use agreement with the Community Association related to the upkeep of Dunnevant and your Board of

Directors will keep all owners aware of information and meetings forthcoming as these plans develop.

No decisions have been made on what will be done and all decisions will include your voice as an owner in the community.

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Alta Vista South Homeowners Association

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Keeping In Touch With Alta Vista South Happenings

The members of your Board of Directors are busy with numerous issues facing the community. Here's an Update:

BRAIN TEASER

Because sending a newsletter that isn't read is of little use, this section will include a monthly brain teaser. The first person to email South Coast Property Management at scott@southcoastpm.com with the correct answer will receive a \$1 Lotto ticket. This issue's teaser is:

Can you decipher the following common phrase?

L8AAAAPORVERYTANTD8

The answer to the last issue's teaser was "An Hourglass". Kevin and Marina Reisler submitted the correct answer. Who will win this issue's chance at millions?

CUSTOMER SERVICE

If you have common area service needs contact Gricelda Ayala, Administrative Coordinator at South Coast Property Management. Gricelda can be reached at 714 444-2602 or by email at

gricelda@southcoastpm.com You can also submit a work order online at www.altavistasouth.org

STREET SWEEPING

Street sweeping now occurs on the 1st & 3rd Thursday of each month. Parking on the streets from 9:00 a.m. to 1:00 p.m. on those days is prohibited. Please help the association by ensuring you do not park on the street during those hours on street sweeping day. Lack of cooperation from homeowners will result in the board commencing enforcement action including the towing of vehicles.

ADDRESS LIGHTS

Owners are reminded that they are responsible for maintaining the light bulbs for their address light. These lights take a 7 watt bulb and can be purchased at Home Depot. Change yours when needed.



DON'T FORGET TO SUBMIT FOR ARCHITECTURAL APPROVAL

Thinking of painting your home, changing out your windows, adding a new patio cover, putting in a pool? All great ideas and the Association encourages owners to upgrade their homes, but make sure as you begin your planning that you include obtaining architectural

approval from the Association prior to commencing any work. For specific information, check out the architectural page on the community website at www.altavistasouth.org

USE AUTO PAY FOR YOUR MONTHLY ASSESSMENTS

Rather than having to write a check every month to pay your monthly association assessment, sign up for auto-payment through South Coast Property Management. Your payment will be automatically deducted from your checking account on the 10th of each month. The signup form is available on the community website or contact South Coast.

BOARD MEETING SCHEDULE

With the selection of South Coast Property Management as the Association's new management company, quarterly meetings will be held on the 3rd Thurs-

day of the second month of each quarter beginning at 7:00 p.m. at the Alta Vista Country Club.

METHANE GAS POLES & STREET STOP SIGNS PAINTED

You might not have noticed, but the association has been busy upgrading common area elements that they are responsible for maintaining by having both the methane release gas poles and the street stop signs throughout the community painted.

THE BOARD OF DIRECTORS

Stephen Lubman, President
Paul Patel, Vice President
Maurie Hartman, Secretary
Mary Helen Relph, Treasurer
Tom Horton, Director



Volunteer Needed For Inspector of Election

The Board of Directors is seeking volunteers to serve as Inspectors of Election at the Annual Meeting on September 20, 2007.

These individual(s) will be responsible for verifying and tallying all ballots as part of the election of directors. California Civil Code requires that the board appoint either 1 individual or 3 individu-

"This is a great way to assist your community in an important, but short term role"

als to serve in this capacity. Here's a great way to assist your community in a very short term situation. If you are interested and willing please contact South Coast Property Management