



Neighborly News

Volume 11 Issue 8 7400 Circulo Sequoia, Carlsbad, CA 92009 August 2016

Contact Information

The Clubhouse

7400 Circulo Sequoia
Carlsbad, CA 92009

Community Website

www.lacostaoakshoa.org

Onsite General

Manager:

Carl Weise, CCAM

(760) 943-6650

[cweise@](mailto:cweise@keystonepacific.com)

keystonepacific.com

Onsite Assistant:

Jennifer Stephens

(760) 943-6650

[jstephens@](mailto:jstephens@keystonepacific.com)

keystonepacific.com

After Hours On Call

Manager

(949) 833-2600

Snake Removal:

911 or 619-236-2341

Animal Control

(800) 486-0010

Carlsbad Fire/Police

(760) 931-2197

Hours of Operation

Exercise Facility

Multi-purpose Room

Mon-Thurs 6a.m.-8p.m.

Fri / Sat 6a.m.-7p.m.

Sun 6a.m.-6p.m.

Pools

Daily 5a.m.-10p.m.

Communication is Key!

We want to keep you informed of events in the community and be able to hear what you like and what you want to see improved. We have small groups of volunteer homeowners who are elected to the Board of Directors and others who are appointed to serve on committees.

From time to time, we want to send electronic surveys to get a pulse of the community on specific issues. The results will help the Board and committee members make the best possible decisions for the community.

Your input is needed! To ensure that we can get you future surveys, we need your contact information. Take a moment to:

- 1. Login to the www.lacostaoakshoa.org**
- 2. Fill out the attached registration form.**

If you have not logged in to the website, you will need your account number from your monthly statement, P259-xxxxx-xx and the zip code where you receive HOA mail.

If you have logged in previously, please verify your email address, phone number and check the appropriate boxes to receive emails from La Costa Oaks / KPPM.

See the next page for more details.

Thank you.

Instructions for first time website login:

KEYSTONE PACIFIC
PROPERTY MANAGEMENT, INC.
Because We Care

Welcome to KPPM Connection

THE KPPM CONNECTION

WELCOME TO
KEYSTONE PACIFIC'S PORTAL,
THE KPPM CONNECTION

Login to make online payments, view current and previous statements and billing inserts, print account history reports, and update enhanced email notification features. Please log in using your email address and password. If you have not registered, please have your billing statement available to enter in the required information under First Time Registration.

If you need login assistance or if you experience any technical difficulties when using this online tool, please contact customercare@keystonepacific.com.

Login
E-mail Address: _____
Password: _____
[Forgot e-mail and/or password?](#)

First Time Registration
Account #: _____
(Exactly how it appears on the billing statement: PXXX-XXXX-X)
Property Zip Code: _____
(As shown on the billing statement)

© 2016 Keystone Pacific Property Management, Inc.

Go to www.lacostaoakshoa.org

go to the Customer Service Tab and select "View Statement/Pay Bill"

In the lower right corner, fill out the New Registrant Box with your account # and zip code.

Proceed to fill in all fields with **email address**, and phone #'s, select the appropriate fields to receive emails from the association. **OR**

Fill out and return this Registration Form to our onsite office via email:

jstephens@keystonepacific.com or you are welcome to stop by The Oaks Club:

7400 Circulo Sequoia. **Thank You!** Note: We will not share your email address, nor will we send you excessive emails either. Having this information will also help us communicate during emergencies and wildfires.

LCO Registration Form:

LCO Address: _____ Carlsbad, CA 92009

Mailing Address (if different than above):

City: _____ State: _____ Zip: _____

Owners Name: _____ Owners Name: _____

Phone #: _____ Phone #: _____

Email: _____ Email: _____

On the Radar Screen:

A mailing noting changes to the solar panel policy has been mailed to owners. Please read the proposed changes, if you have comments or objections, please email the office or attend the August Board Meeting to be heard.

Landscape Master Plan and Parkway Tree recommendations will be presented to the Board at the August meeting.

Meet the Manager - August 2nd, 1PM—2PM at the clubhouse. This is an informal Q& A session with Carl Weise, La Costa Oaks General Manager. If you have some questions about the HOA, feel free to stop by.

Surveys and Community Updates! You will start to see some email surveys coming your way regarding operations at La Costa Oaks. Every few months, we will focus on a different topic and provide more details about upcoming renovation projects.

Friendly Reminders:

Park your cars in your garage first, then the driveway. If cars are parked on the street, they must be parked in the direction of traffic flow. This is true for Cul de Sac parking as well.

Painting! If your home is 8+ years old, it is probably time to consider repainting. We've noticed that non-stucco surfaces need painting sooner than the rest of the home. Look at your trim, shingle accents and doors, they will fade more quickly as well.

Safety Reminders:



Remember, to keep your eyes open! It's the time of year for rattlesnakes, coyotes and wildfires. As the weather heats up, so do the risks. Take proactive steps to avoid dangerous encounters when you are out and about. Be aware of your surroundings and review these websites for more tips on being safe while living close to our beautiful wildlands and preserves.

<http://www.urbancoyoteproject.com/blog/2015/5/16/what-to-do-if-you-encounter-a-coyote-while-walking-your-dog>

<https://www.wildlife.ca.gov/News/Snake>

<http://www.walksimply.com/snake-safety-while-hiking/>

<http://www.preventwildfireca.org/> http://calfire.ca.gov/fire_prevention/fire_prevention



Dates to Remember:

Architectural Committee Review Meeting:

This committee meets on the first Thursday of the month.

****Home Improvement applications are due to the office by:**

Thursday, July 28th for the August Review Meeting.

Thursday, August 25th for the September Review Meeting.

Landscape Committee:

Meets on the first Thursday of each month at 4:30pm at the Oaks Clubhouse.

Board of Directors Meetings:

****Date Change for July: Thursday July 28th, 7:00PM at the Oaks Clubhouse.**

The August Board meeting is scheduled for Tuesday, August 23rd.

Save the date:

Mahjong Mondays: 10am - Noon, at the clubhouse.

Our regular group of Mahjong players is looking to enlarge the group.

Come out to the clubhouse and join in.