



# Neighborhoodly News

Volume 12 Issue 1 7400 Circulo Sequoia, Carlsbad, CA 92009 January 2017

## Contact Information

**The Clubhouse**  
7400 Circulo Sequoia  
Carlsbad, CA 92009

**Community Website**  
[www.lacostaoakshoa.org](http://www.lacostaoakshoa.org)

**Onsite General Manager:**  
**Carl Weise CMCA, CCAM-HR**  
(760) 943-6650  
[cweise@keystonepacific.com](mailto:cweise@keystonepacific.com)

**Onsite Assistant:**  
**Jennifer Stephens CMCA**  
(760) 943-6650  
[jstephens@keystonepacific.com](mailto:jstephens@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.

## Happy New Year!

We hope that you're having a great holiday season with family and friends. It is an opportune time to create new memories and share ongoing traditions.

### What's New for 2017

Recently, the Oaks Club Pool heater broke down and could not be repaired. The replacement heaters are now installed and working well. Having multiple heaters will give us redundancy and provide more reliability.

Landscape renovations continue throughout the community per the plans created by our Landscape Committee. Tree pruning and phase 1 tree replacements will begin before the end of 2016. We will continue with more renovation projects in 2017.

Monthly HOA Assessments (Dues): At the end of November, you received the annual budget disclosure packet that included the 2017 Annual Budget and required disclosures. The Board of Directors and management have worked to provide great value for assessment dollars. This year we have been able to limit growth in assessments to 1.4%, from \$222/month to **\$225/month**. If you are on ACH, the payment will automatically be changed. If you mail a check or use your banks bill pay service, please make note of the change. The additional Rockledge assessment remains at **\$17/month**.

### Don't let your Holiday Packages get Stolen:

- Use signature confirmations
- Use the "doorman app"
- Send packages to your work address
- Use Fed Ex Delivery Manager
- Use Amazon Locker
- \* Pick up at your Post Office
- \* Have a camera at your door
- \* Leave delivery instructions
- \* Use UPS My Choice
- \* Have packages go to a neighbor or relative

### Friendly Reminders:

- \* Please remember to take down holiday decorations by January 15.
- \* **Barking Dogs:** Please recognize that your pets miss you when you are away from home. Be considerate of your neighbors and keep your pets inside your home when you are away. Your neighbors do not enjoy knocking on your door to tell you that your dogs are a nuisance.
- \* Thank you to the many homeowners who have re-painted their homes recently. Many of our homes are over 10 years old and ready for new paint. Notice that wood trim, accents, shingles and doors seem to fade more quickly than the stucco. Evaluate your home and make plans for hiring a painting contractor if needed. Nextdoor.com is a good way to find referrals from your neighbors.
- \* If you are re-painting the same color, there is **no need** to submit an Architectural Application. If you wish to change your color scheme, please see the last page of the newsletter for upcoming Architectural Committee application deadlines.  
Email Jennifer Stephens with any questions: [jstephens@keystonepacific.com](mailto:jstephens@keystonepacific.com)
- \* Trash Can Basics:
  - \* Keep them out of sight...behind the gate or in the garage.
  - \* Do not have your landscapers put them out a day or two before pickup day. They can go out to the curb the night before and should be put away that evening. Thank you.
- \* **Speeding** has got to stop. All streets that have homes are posted at **25mph**. Talk to your family members about this issue. There have been many reports to the office about speeding.  
Call the Police...as they say, **"If you see something, say something."**
- \*Do all that you can to keep our community safe and looking its best.  
Thank You!



# LA COSTA OAKS COMMUNITY ASSOCIATION

## AUTHORIZATION AGREEMENT FOR AUTOMATED PAYMENTS

For your convenience and savings, you may now elect to pay your assessments by using our bank debit program. This program allows us to make monthly deductions from your checking or savings account. This means you no longer have to

- REMEMBER WHEN TO PAY YOUR PAYMENT
- WRITE OUT A CHECK
- MAIL IN YOUR PAYMENT
- PAY FOR POSTAGE

To take advantage of this program, just fill out, sign and return this form along with your current payment due. The plan will start on your next due date as long as this form is received by the 15<sup>th</sup> of the month preceding your next due date (i.e. – for January dues, the form needs to be received by December 15<sup>th</sup>). The payment will be debited from your account on the second business day of the month and should clear your bank account within 3-5 business days. Anytime you wish, you may cancel this authorization and revert back to manual method of payment. To qualify for this type of payment, you must have a zero beginning balance due for your Association dues. Also, you must remain in good standing with your association. If you do not have sufficient funds on your account for 2 consecutive months, you will automatically revert to manual payment status.

I/We hereby authorize La Costa Oaks Community Association ("Homeowners Association") to initiate debit entries to my/our (select one)  Checking  Savings indicated below, and the financial institution named below ("Bank"), debit same to such account. **(NOTE: PLEASE ATTACH A COPY OF A VOIDED CHECK ONLY).**

BANK  
NAME \_\_\_\_\_ BRANCH \_\_\_\_\_

ROUTING  
(ABA) NO. \_\_\_\_\_ ACCOUNT NO. \_\_\_\_\_

This authority is to remain in effect until Homeowners Association and Bank have received written notification from me (or either of us) of its termination in such time and in such manner as to afford Homeowners Association and Bank a reasonable opportunity to cancel automated transaction.

DATE \_\_\_\_\_ ASSOC. ACCT NO. P259- \_\_\_\_\_

NAME(S) & ADDRESS \_\_\_\_\_

DAYTIME PHONE # \_\_\_\_\_ SIGNED \_\_\_\_\_

Professionally Managed by:

Keystone Pacific Property Management, Inc.

7400 Circulo Sequoia · Carlsbad, CA 92009 · Tel (760) 943-6650 · Fax (760) 943-6279

[www.lacostaokshoa.org](http://www.lacostaokshoa.org) · [www.keystonepacific.com](http://www.keystonepacific.com)

## Dates to Remember:

**\*\*Call for Candidates:** In mid-January, homeowners will receive an official notice to announce two seats on the Board of Directors are up for election.

**\*\*New Law Requires HOA's to obtain homeowner contact information:** Effective January 2017, HOA's like La Costa Oaks will be required to ask for your contact information. Keystone Pacific will send out the form to you this January. Please do your part to keep the HOA in compliance with this new state law by filling out and returning the form to us. Privacy of your information is important to us. Please see the privacy statement on the form.

## Architecture Review Committee:

This committee meets on the first Thursday of the month.

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

**Thursday, December 29th** for the January Review Meeting.

**Thursday January 23rd** for the February Review Meeting.

## Landscape Committee:

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

## Board of Directors Meetings:

Tuesday January 24th, 7:00PM at the Oaks Clubhouse.

<u>Holiday Hours:</u>		<u>Pools</u>	<u>Gym/Clubhouse</u>	<u>Office</u>
Friday	Dec. 23	Open	Open 6am - 6pm	Closed
Christmas Eve	Dec. 24	Open	Open 6am - 6pm	Closed
Christmas Day	Dec. 25	Open	Closed	Closed
Holiday Observed	Dec. 26	Open	Open 6am - 6pm	Closed
Friday	Dec. 30	Open	Open 6am - 6pm	Closing at 1pm
New Years Eve	Dec. 31	Open	Open 6am - 6pm	Closed
New Years Day	Jan. 1	Open	Open 6am - 6pm	Closed
New Years Holiday	Jan. 2	Open	Open 6am - 6pm	Closed