

APRIL

Aliso Villas

Next HOA Mtg: April 7th, 2021 @5:30pm

** We will be conducting the April HOA Board meetings via Teleconference/Zoom. **
Please check the clubhouse bulletin board for meeting details.

MAY 2021 HOA MEETING UPDATE:

Should state and county guidelines remain in good standing the HOA plans to reconvene the board meetings in person. Held once again at the Community Clubhouse, poolside to maintain any social distancing requirements. Also, we are 'Springing ahead' and going back to our normal meeting hours for residents.

In MAY homeowner forum will go back to meeting @6:30PM.

Executive session will then begin @5:30PM.

POOL OPENING!

Beginning May 1st, the Community Pool will be open!

While we have taken enhanced health and safety measures. An inherent risk of exposure to COVID-19 exists in any public place where people are present.

Mark your calendars and gather your things!!

Aliso Villas Community Garage Sale –

Saturday, May 22nd • 7:00 a.m. - 12:00 p.m.

Please stay safe and follow CDC guidelines.



Community Repairs and Renovations

PRECAUTIONS AND EXTRA ATTENTION TO COMMUNITY SAFETY IS TOP PRIORITY. PROJECT MANAGERS CONTINUE TO MONITOR CITY AND STATE GUIDELINES REGARDING THEIR ONGOING WORK. TAKING ALL NECESSARY PRECAUTIONS TO KEEP EVERYONE SAFE.

Advanced Wood Repair and First Street Painting

Notices are given to residents, prior to working on your building.

BUILDINGS ARE POWER WASHED BEFORE PAINT, please plan accordingly.

PLEASE remove items from your patio/balcony area **prior** to the power washing and painting. Any item that isn't removed risks damage and is the resident's responsibility.

PLEASE DO NOT ASK THE CREW TO MOVE YOUR PROPERTY.





The Project Manager for AMA Repiping, LLC has changed. **Colin Sells** has now taken over for **Joe Verbiesen**. Please be aware, you may still interact with **Joe Verbiesen** or **Colin Sells** until a safe and full transition of the workload is made.



Any updates or changes will be shared accordingly.

Re-piping is not optional or able to be postponed. The schedule is firm, set by the city of Mission Viejo for certification purposes. The Board and AMA have no say in their timeline. Every unit will be re-piped regardless of any past repairs or pipe work. All homeowners/residents will receive AMA paperwork about 30-40 days in the mail from Total Property Management asking them to call AMA and schedule their pre-walk through. Once you've completed the walk-through process and the date is set that is the best time to ask as many questions as you'd like regarding your unit and to better understand the overall process.

As the date nears, notices are put on all garage doors. **Please do not remove any notices**, leave it up during the re-pipe as several dates will be checked off as they go. Only AMA should remove any notices. Additionally, if you have not yet scheduled your pre-walk through by the time the notice is put on the garage door, do so immediately. If on the day of work, you are a no show and/or no key is left in the lock box (provided by AMA) this results in a \$500 charge (each day missed) to the HOA. This fee will be assessed to homeowners. Also, **NO MINORS** (person(s) under the age of 18) may be in the unit during the re-pipe process without a supervising adult present the **entire time**. This is for the safety and protection of both the minor and the crew. If a unit must be skipped, the homeowner will be charged back any cost the HOA incurs.



****Important Note****

PAINTING IS TAKING PLACE IN PHASES. THERE ARE MANY ASPECTS OF THIS PROCESS. YOU MAY NOTICE AREAS THAT APPEAR "INCOMPLETE" OR SEE "OVERSPRAY".

THIS IS EXPECTED AND NOT AN OVERSIGHT BY THE CREW. SEVERAL TASKS OCCUR AT THE SAME TIME.

CREWS WILL COME THROUGH AN AREA MULTIPLE TIMES BEFORE IT IS CONSIDERED FINISHED.

PRIVACY WALL CAPS, TRIM, HOUSE NUMBERS AND ROD IRON RAILING TO NAME A FEW.

PLEASE BE PATIENT, WE HAVE AN AMAZING TEAM MANAGING THESE PROJECTS. EACH AREA IS REVIEWED BEFORE IT IS 'SIGNED OFF' AS COMPLETE.

CREWS ARE TAKING ADDITIONAL CAUTION WHEN CLEANING THEIR WORKS AREAS.

WASTE MANAGEMENT – BULK ITEMS OR NEW TRASHCAN?

BULKY ITEMS INCLUDING WHITE GOODS (REFRIGERATORS, RANGES, WATER HEATERS, FREEZERS, WASHING MACHINES, DRYERS AND OTHER SIMILAR LARGE APPLIANCES) AT NO CHARGE (3) TIMES A YEAR.



<https://www.wm.com/us/en/support/request-bulkpickup/request-a-bulk-pickup-form> (949) 642-1191

PLEASE DO NOT LEAVE BULK ITEMS OUT UNLESS YOU HAVE ARRANGED A PICK-UP.

Info You Gotta Know...

TOTAL

PROPERTY MANAGEMENT, INC.

Contact Our Community Assistant—

Kelsi Dunkelberger -- kelsi@totalpm.com
23792 Rockfield Blvd, Suite #100, Lake Forest, CA 92630
Office 949.261.8282 Fax 949.261.6958

HOA Board Meetings
—first Wed of every
month

BOARD *Members*

SHERYL PIERCE- PRESIDENT
MIKE HEGLUND- VICE PRESIDENT
DIANE STEELE- TREASURER
FAITH LATTOMUS- SECRETARY
MICHAEL BLUMENTHAL- MEMBER

Aliso Villas Website
www.alisovillas1.com

ARCHITECTURAL IMPROVEMENTS

Homeowners must submit plans for any proposed changes or modifications to the HOA for approval prior to making any such changes or modifications.

<https://alisovillas1.com/policies-%26-guidelines>

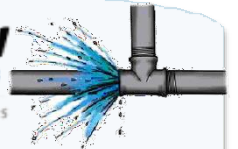


City of Mission Viejo
200 Civic Center
Mission Viejo, CA 92691
949-470-3033
<https://cityofmissionviejo.org/>



OC Sheriff Department
Non-Emergency Dispatch:
714-647-7000 or
949-770-6011
<https://www.ocsd.org/patrol/mviejo/>

SEVERSON
PLUMBING
Leak Detection Specialists



WATER LEAKS

Each resident has the duty to promptly report all water leaks and evidence of leaks (such as water spots on ceilings, wet walls, or floors, etc.) to the Association's management company. The Association will not be responsible for damage to a unit which results from an unreported water leak. Prompt reporting of water leaks or evidence of water leaks allows the Association to investigate and make necessary repairs to minimize damage to the common area and unit.

Contact **Severson Plumbing** 949.429.3422 for prompt attention to active leaks. service@seversonplumbing.com



Waste Management

Bulky items or
New Trash Can?

Call Waste Management

— it's that easy 949.642.1191



Patrol Masters

(877) 648-0602

Safe List a Vehicle:

www.patrolmasters.com



i-Tow Towing

23642 Via Fabricate
Mission Viejo, Ca
949.380.7796



SoCal Edison-
Street/Parking light out?

Get it fixed!

<https://www.sce.com/outage-center/report-street-light-outage>
800.655.4555