

# FEBRUARY

**Aliso Villas**

Next HOA Mtg:  
February 3<sup>rd</sup>, 2021 @5:30pm

Homeowners are encouraged to attend HOA meetings to have a voice and to stay informed.

\*\*Due to the current 'Stay at Home' order we will be posting where/how the meeting will be hosted. Please check the clubhouse bulletin board \*\*



## HOA Open-Forum Meeting \*Time Change\*

Starting in December 2020 HOA open-forum meetings are being held @5:30 until Springtime. Executive session will now meet after.

## COMMUNITY WIDE REPAIRS AND RENOVATIONS



We appreciate your patience and understanding during the renovations and would like to remind everyone to please be considerate and respectful to the workers helping us complete these projects.

That includes our well-known parking constrictions we have in our community and surrounding city. Complaints have been made regarding work vehicles. These upgrades are to benefit the entire community, be part of the solution and volunteer time to help.

Don't just complain and do nothing. This is temporary, so please be more tolerant.



Precautions continue to be taken and extra attention to community safety is the top priority. The project managers are continuing to monitor city and state guidelines regarding their ongoing work and taking every precaution to keep everyone safe.

The Project Manager for AMA Repiping, LLC has recently changed. Colin Sells has taken over for Joe Verbiesen. Please be aware, **Colin Sells** in our new point of contact for the repipe project.

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 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.

### **Please be sure to SET A REMINDER for yourself.**

As the date nears, notices are put on all **garage doors**. Please do not remove any notices, leave it up during the repipe 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 the cost the HOA incurs due to the crew showing up which again is \$500. Landlords be aware that if their tenant is a no show, the homeowner will be assessed that cost.



# Advanced Wood Repair and First Street Painting Co.



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.

**DO NOT EXPECT THE CREW TO MOVE YOUR PROPERTY.**



It is very important to attend an HOA meeting from time to time to stay informed. We realize today that looks different; however, we are meeting online which allows for you to call in. This is a very convenient way to be involved even when your time is limited. You would likely have a much better idea of the project's updates and fewer questions if you did.

## WASTE MANAGEMENT

BULKY ITEMS INCLUDING WHITE GOODS (REFRIGERATORS, RANGES, WATER HEATERS, FREEZERS, WASHING MACHINES, DRYERS AND OTHER SIMILAR LARGE APPLIANCES) AND ELECTRONIC WASTE AT

NO CHARGE (3) TIMES A YEAR.

*Bulk Trash Pick-Up*



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

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



## THE ASSOCIATION NEEDS VOLUNTEERS FOR THE COMMUNITY EVENTS COMMITTEE.

Every year Board members put together events for the residents of Aliso Villas. Sadly, with COVID and lack of help we are not having very many Community events lately. As they say it "takes a village" and this year we're asking you to look at your schedules and open a few hours to volunteer and organize some events.

We need someone to head up and chair the Committee along with volunteers to assist – no experience needed, just a willingness to jump in and help! The Association will fully fund the events with no out of pocket expense for volunteers!

## Architectural Change Procedure

Some homeowners may not be familiar with the steps of the Architectural Review process. That is understandable, we would like to take this opportunity to help anyone in our community better understand this process.

If you are planning to make any changes to the outside of your property, including doorbells, security doors or screens then you will need to fill out the Architectural Review Committee (ARC) application.

Please review the architectural guidelines on the website: <https://alisovillas1.com/policies-%26-guidelines>.



## Holiday Lights

Thank you to those who shared your holiday spirit with us by displaying decorations and /or lights for all the enjoy. Please remember that they needed to be removed by the end of January.

If you still have them put up, please remove them.

# Info You Gotta Know...

## TOTAL

PROPERTY MANAGEMENT, INC.

Contact Our Community Assistant—

**Kelsi Dunkelberger** [kdunkelberger@totalpm.com](mailto:kdunkelberger@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- VICEPRESIDENT  
DIANE STEELE- TREASURER  
FAITH LATTOMUS- SECRETARY  
MICHAEL BLUMENTHAL- MEMBER

**Aliso Villas Website**  
[www.alisovillas1.com](http://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/>

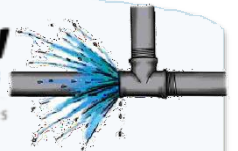


**OC Sheriff Department**  
Non-Emergency Dispatch:

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 [kurt@seversonplumbing.com](mailto:kurt@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](http://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