

HELLO March

Aliso Villas

Next HOA Mtg: March 3rd, 2021 @5:30pm

** Due to the current regional status regarding social distancing and cold evening temperatures, until further notice we will be conducting HOA Board meetings via Teleconference/Zoom. **

Please check the clubhouse bulletin board for meeting details.

REMINDER

HOA Open-Forum Meeting *Time Change*

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

Community 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.

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 A AN AMAZING TEAM MANAGING THIS PROJECT. EACH AREA IS REVIEWED BEFORE IT IS ‘SIGNED OFF’ AS COMPLETE.

CREWS ARE TAKING ADDITIONAL CAUTION AND CARE WHEN CLEANING THEIR WORKS AREAS.

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.



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.



The Project Manager for AMA Repiping, LLC will soon be changing. **Colin Sells** will eventually take over for **Joe Verbiesen**. Please be aware, you may 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 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 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 any cost the HOA incurs.

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.

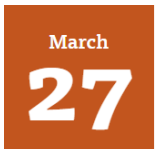


VOLUNTEERS NEEDED FOR THE COMMUNITY EVENTS COMMITTEE!

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 events lately. We need people 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! Please contact management for more info!

FREE Document Shredding-- Saturday, March 27

Mission Viejo residents and businesses can destroy their sensitive documents during the free drive-through Document Shredding event.



Hosted by Waste Management and the City Public Works Department, the event is from **9:00 a.m. to 11:00 a.m.** (or until truck capacity is reached) in the Mission Viejo City Hall parking lot at 200 Civic Center. <https://cityofmissionviejo.org/events/free-document-shredding-1>



SoCal Edison- Street/Parking light out? Get it fixed!

Most streetlights located in and around our community are maintained by **Southern California Edison (SCE)**. Usually identified by the pole approx. 35 feet tall, octagonal, and concrete or the streetlight is mounted on a wooden utility pole. Also, it is a SCE streetlight if there is an identifying code number embossed on a metal plate that is mounted on the pole. You should report problems with these streetlights directly to SCE on their website. <https://www.sce.com/outage-center/report-street-light-outage> or call: 800.655.4555

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- VICEPRESIDENT
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>

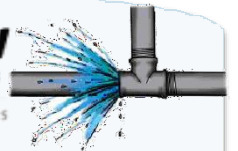


City of Mission Viejo
200 Civic Center
Mission Viejo, CA 92691
949-470-3033
<https://cityofmissionviejo.org/>



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 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



i-Tow Towing

23642 Via Fabricate
Mission Viejo, Ca
949.380.7796



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

800.655.4555