

Corniche Sur Mer Homeowners Association

June - August 2019



Community Parking!

It's hard to believe, but not every driver is clear on how to park a vehicle in our community! Here are a few reminders: Park your vehicle parallel to the curb in appropriate parking spaces on our streets, that is no parking your vehicle in the street facing your residence! Keep all sidewalks open for pedestrians, that means no parking your vehicle over the sidewalks!

Your neighbors greatly appreciate properly parked vehicles!

Neighborhood Pride!

Our residents take great pride in their neighborhood and in maintaining their homes to a high standard. We all benefit when a home is beautifully maintained or remodeled with highly upgraded features. This supports the level of value found throughout our community.

One of the most common complaints the Board receives is regarding the condition of a residence. This ranges from chipped paint to broken fixtures, dead grass, overgrown plant material, rusted wrought iron and so on. Spring is a great time to spruce up your home, clean up the overgrown plant material, paint that trim and wrought iron, paint the garage door, etc. Your home will return the investment you make in maintenance with a better value!

New Speed Bumps

Recently, speed bumps were extended across the street at two intersections on Cassis and Venezia. This became necessary as vehicles, driven by residents, visitors and vendors, were running the stop signs. Additionally, vehicles were driving into opposing traffic to avoid the speed bump and stop sign. Traffic calming measures became necessary to reduce the risk of a vehicle to pedestrian or vehicle incursion.

Please drive slowly and carefully!

2019 Landscape Projects

We are continuing the community slope renovation project this year with a focus on two areas. The first one is the slope behind residences at the north end of Costa Del Sol. This is being done in phases and the first phase has been completed. The other slope being renovated is below the north end of San Raphael facing the canyon near Camino Del Avion. This is the second tier of the slope below the homes which is covered with 25+ year old Acacia that poses a potential hazard to the community. The project is scheduled to start in late May and finish by mid-June.

We continue to infill areas throughout the community to keep our slopes looking beautiful!

Drainage Repairs

This past rainy season exposed a number of drainage areas that were not able to handle the quantity of water runoff from the slopes into the drainage system. This system was installed when the community was built in the early 1990's and was in need of various repairs to properly handle the flow of rain water. Some drainage pipes were completely clogged by roots and/or filled with dirt, others were cracked or damaged. Each of these areas has been remediated.

Should you notice an area in need of attention, please notify our community manager.



Doggie Matters

Please pick up after your doggie! We have recently noticed an increase in doggie waste through the community. In addition to our residents, nearby neighbors from Monarch Hills and The Estates enjoy strolling through our community too. It's important that each doggie walker clean up their waste and keep our community looking beautiful!





Ready to Paint? How about a 37% Discount?

Dunn Edwards Paint in San Juan Capistrano is ready to assist with our approved color palette and a discount for members! The nearest store is located at 32061 Camino Capistrano, San Juan Capistrano, Phone: 888-337-2468. Website: www.dunnedwards.com.

- * To receive 37% off the retail price, please show the store representative this code: 188524-000.
- * To view the Corniche colors on the website, click on "Color & Inspiration", then click on "Color Ark Pro" enter in "Dana Point & CA", then click on search. You will see Corniche as an option. Happy painting!

Beach Time is Near!

Reminder: The south end of Cassis next to the walking path is for resident parking only. Beach parking by any other vehicle is not permitted and will be towed at the owner's expense.

MANAGEMENT COMPANY ANNOUNCEMENT

After 25 years, we have made the difficult decision to sell Progressive Community Management and explore other professional opportunities. We will remain involved for as long as it takes to ensure a smooth transition. We found a partner in Keystone and are confident they will carry on our legacy and serve you as you've come to expect from Progressive. After careful deliberation, we chose a partner whose culture and values are very similar to ours and, we believe, will treat your communities as we have.

Your current manager will remain the same and, at this point in time, there are no plans to change how association fees are paid or how service is requested to ensure a successful transition and long-term partnership moving forward. All current contact information for your assigned Community Association Manager and Community Services Assistant can continue to be utilized.

Keystone is a well-respected and diligent property management firm with local roots. The company was established over 35 years ago with a local office in the Irvine area and Rancho Santa Margarita to serve its Orange County communities. We look forward to a great partnership with Keystone and are confident each community member will be well served. If you have any questions or concerns, please do not hesitate to contact us at 949-582-7770 or your Community Manager, Eli Perez EliP@ProgressiveCM.com, or 949-900-1134.

The Board of Directors

- Susan Adams** - President
- Robert Lippert** - Vice President
- Al Kaiser** - Treasurer
- Barney Graves** - Secretary
- Bill Pine** - Member at Large

**Board meetings are held on the 4th Wednesday of every month.
(Except December)**

Upcoming Meeting Schedule

Wednesday Meeting agendas are posted at the community entrances four days prior to the meeting date.

June 26th * July 24th * August 28th

Meeting Location

**Monarch Hills Condominium
Association Clubhouse
58 Corniche Drive**

We are here to help you with association issues. Here is contact information to help you quickly reach us:

Eli Perez

*Community Manager, 949-900-1134
email: EliP@ProgressiveCM.com*

Jennifer White

*Community Services Asst., 949-900-1133
email: JenniferW@ProgressiveCM.com*

Lisa Klasky

*Sr. Community Manager, 949-900-1110
email: LisaK@ProgressiveCM.com*

***Accounting (for payments) 949-900-1104
Accounting@ProgressiveCM.com***



***Our offices will be closed on Monday, May 27th in observance of
Memorial Day and again on
Thursday, July 4th in observance of Independence Day.***



Our office number for business issues or after hour emergencies is: (949) 582-7770 and facsimile (949) 377-3309.