

CROWN VALLEY HIGHLANDS COMMUNITY ASSOCIATION

CVHCA.COM

JULY 2019

Notice of Proposed Penalty Assessment and Fob Policy

Please find attached the Proposed policy that will be effective August 1, 2019. The affect and purpose of this policy is to address delinquency issues in the community as well as unaddressed violations. Homeowners are welcome to attend the July 16, 2019 meeting to give your comments on the policy to the Board of Directors.

REMINDER:

- **PLEASE DO LET OTHERS IN THE POOL THAT DO NOT HAVE A FOB. The fob offers security for our community and reduces liability.**
- **BOUNCE HOUSES are not permitted in the pool area at any time.**

2019-2020 Improvements considered by the Board

Please feel free to share your thoughts with the board by email or in attendance at the July 2019 meeting. The items below are not scheduled but being considered.

- ◆ Monument Sign at Clubhouse/Pool entry
- ◆ Remodeling of the clubhouse
- ◆ Fencing of the entire grass area by the pool for the security of the community and to reduce liability.
- ◆ Fencing of the playground area to keep pets out of the sand areas for sanitary reasons.
- ◆ Small walking/running track in the grass area.
- ◆ New BBQ's for the pool area (4)




THANK YOU!

Thank you to all those owners who have taken the time to clean their slopes and freshen up their landscape. The community is looking so much nicer!

Management Company:

Huntington West Properties, Inc.
13812 Goldenwest Street #100
Westminster, CA 92683
Phone: (714) 891 - 1522
Fax: (714) 897 - 9120
Open: M-F 8:30am - 5:30pm

BOARD MEETING

 NEXT MEETING
 July 16, 2019
 7:00pm

Board Members

Marc Winer, President
Derek Powell, Vice President
Kevin Kirk, Treasurer
Robin Matlock, Secretary
.Mike Ansar Member

Account Manager

Bonnie Atkinson
(714) 891-1522 ext.229
bonnie@huntingtonwest.com

Managers' Assistant

Trish Listerman
(714) 891-1522 ext. 215
trish@huntingtonwest.com

Customer Service

Rhoberta Paz
(714) 891-1522 ext.230
rhoberta@huntingtonwest.com

Helpful Numbers

City 949-362-4300
Sheriff 949-362-4343
Fire 714-744-0400

Board & Architectural Meetings

Board meetings are held on the 3rd TUESDAY of the month at 7pm at the Association clubhouse
23372 Niguel Rd. Laguna Niguel

ARCHITECTURAL REVIEW IS HELD AT 6:30PM. on the 3rd Tuesday of each month at The Clubhouse

Pool Area Wi-Fi

The pass code is:
cvhpool.



FRIDAY, AUGUST 16 4PM - 10PM
SATURDAY, AUGUST 17 11AM - 10PM
SUNDAY, AUGUST 18 12PM - 8PM

23804 EL LAZO, LAGUNA NIGUEL 92677

GAMES • RIDES • MUSIC
FOOD • FUN

FREE ENTRY
NOMINAL FEES FOR ATTRACTIONS
CITYOFLAGUNANIGUEL.ORG
  @CITYOFLAGUNANIGUEL

**CROWN VALLEY HIGHLANDS COMMUNITY ASSOCIATION
PENALTY ASSESSMENTS and FOB POLICY**

Proposed: June 18, 2019

Effective: August 1, 2019

1. When a Homeowner has been brought to a hearing and fined for a violation of the Association's CC& R's, By-laws, or Rules and Regulations the following action will be taken.
2. A fine will be issued after hearing that must be paid within 30 days.
3. Should the infraction re-occur or continue after the prescribed time set forth in the warning letter, the offending party will be issued a second fine and the fob will be turned off to the pool area of the community.
5. Any penalty assessment, decided upon by the Board of Directors is due and payable within 30 days. If any penalty assessment remains unpaid, the amount will be subject to further collection, legal action and loss of privileges.
7. The first level for most fines shall be \$100.00. If the violation is not corrected within the specified time frame, another fine of \$200 shall be levied. If the violation is still not corrected with a new specified time, an additional \$300 fine may be levied every 30 days until corrected.
8. In the event the Association's legal counsel is required to take action to ensure compliance with the CC&Rs due to a violation, the noncomplying homeowner shall pay the actual costs incurred by the Association in such matter including, without limitation, reasonable attorney's fees.
9. Owners who are in dues arrears past 60 days or are in collections with the HOA attorney and/or who owe fines totaling \$100 or more are denied voting privileges.
10. Owners who are in arrears past 60 days or are in collections with the HOA attorney and/or who owe fines totaling \$100 or more are denied use of clubhouse, and pool area privileges until the account is current and the fines are paid in full.