



Professionally Managed by Action Property Management

BOARD OF DIRECTORS:

Cal Zissel, President
Mark Guitarini, Vice President
Jim Linna, Secretary
Dennis Gerardi, Treasurer
Vic Bianchini, Director

NEXT REGULAR BOARD MEETING:

April 19, 2012, 6:00P.M., In the Lounge

MONTHLY COMMITTEE MEETINGS:

Social: 1st Thursday @ 4:30P.M.
Building: 2nd Thursday @ 8:00A.M.
Landscape: 4th Thursday (every two months)
@ 4:00P.M.

UPCOMING EVENTS:

Cheeseburger in Paradise Poolside

Mark your calendar! June 30, 2012

BOARD MEETING HIGHLIGHTS

NORTH EMBARCADERO AND LANE FIELD PROJECTS

During Open Forum in the March Regular Session Board Meeting, residents who had, separately, obtained information regarding train noise and attended several meetings regarding the North Embarcadero project addressed the Board of Directors with information gained and asked several questions regarding the progress of the plan and project.

For updated information about the progress of these topics as well as related meeting dates and times, we encourage our residents to visit the websites below:

North Embarcadero Plan

www.portofsandiego.org/north-embarcadero

Downtown Quiet Zone Project

www.ccdc.com

LOBBY MUSIC INSTALLATION

In response to many positive comments from Grande South residents about the music played in the Lobby during the holiday season and requests for music throughout the year, the Board was presented with and approved a proposal to install a wireless speaker system in the Lobby. The installation will be scheduled shortly so keep an ear out for the new addition!

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BUILDING MAINTENANCE

TOWNHOUSE ENTRANCE MAINTENANCE

In a continuing effort to maintain the Grande South grounds and building at the highest level, repairing and painting of the front (Pacific Highway) entrances to the Townhomes will commence Monday, April 16th. All townhouse residents will be notified of the exact date(s) work on their property is scheduled.

WINDOW WASHING

It's that time again...window washing is scheduled to commence on Monday, April 9th. As usual, all exterior windows not accessible from a balcony or patio, will be cleaned. If your unit needs to be accessed to complete the window washing, you will be notified in advance.

WINDOW WARRANTY MAILER REMINDER

Two months ago, all owners were sent a packet of information for filing a claim with Starline Windows as many units are experiencing seeping of sealant between the panes of glass. The packet included samples of the sealant problem as well as the necessary forms to file the claim and a copy of the original warranty provided to Bosa for the windows.

We encourage all Grande South owners to inspect your windows and file a warranty if you feel there are any problems with your windows.

GUEST PARKING

The Grande South is fortunate to have eight guest parking spots to offer its residents and their guests, a unique amenity when compared to most downtown condos. With two hundred and twenty-one units, eight spots fill up quickly!

Please avoid checking out a pass for a longer amount of time than you need, and if you leave early, let us know—the next person in line will appreciate it!

"I WANT MY NFL PACKAGE"

You've been waiting for a long time—at least since November 2011 when the Board approved a contract with DirecTV. Well...the installation of the wiring and infrastructure for DirecTV is finally completed!

The next phase of the project is for DirecTV to approve the final installation done by the contractor. Once that is complete you will be the proud recipients of...marketing material. DirecTV has not yet provided us a timeline for the approval phase or the marketing campaign but we will keep you posted as they inform us. So, I'm thinking well before the fall of this year, you will be ready for some football!

STAFF APPRECIATION WELCOME!

You may have noticed some additional work being done around the property lately including light bulb changes, painting & repairs. That is because we have two new maintenance staff members; Don Hertz is our new full-time maintenance engineer and Rudy Ibarra is our new part-time maintenance handyman. Don is responsible for the overall maintenance of our resort style property and Rudy is responsible for assisting Don two days a week for whatever needs to be done.

Since starting in their positions they have been hard at work completing projects that were pending. While their uniforms have not yet arrived, they are pretty recognizable; Don typically has a tool belt on and Rudy typically has a note pad, light bulbs or a paint brush in his hands. Please help us welcome them to the luxury Grande South.

CONFIDENTIAL PAPER SHREDDING

Did you know that the Grande South has two locked confidential paper shredding boxes for your use? One is located in the Mail Room and one in the Conference Room. Residents are welcome to dispose of their confidential paper documents here with the assurance their information will be destroyed appropriately.

Written and edited by: Tom Freeley, Devon Miller and Aileen Ryan

BUILDING CONTACT INFORMATION

The Grande South Website: www.thegrandesd.org

Front Desk & Management Office:

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