



Professionally Managed by Action Property Management

BOARD OF DIRECTORS:

Cal Zissel, President
Jim Linna, Vice President
Ed Benshop, Secretary
Len Campanaro, Treasurer
Mark Guitarini, Director

NEXT BOARD MEETING:

February 20, 6:00P.M., In the Lounge

MONTHLY COMMITTEE MEETINGS:

Social: 1st Thursday @ 4:30P.M.
Building: 3rd Monday @ 4:00P.M..
Landscape: 4th Thursday @ 4:00P.M.

UPCOMING EVENTS:

Super Bowl Viewing
Sunday, February 3rd
In the Lounge at the Grande South

**This event will NOT be hosted by the Social Committee. The Lounge will be available to those who wish to bring down some food and drinks, and watch the game with fellow residents.*

Board Meeting Highlights

At the January Board of Directors meeting, the Board approved an inspection of the water detection system and the installation of an additional water detection sensor under the refrigerator of each unit in the building. The inspection will ensure that each sensor is placed in its correct location, and in fully functioning condition. Why do you need yet *another* sensor by your refrigerator? The answer is simple: additional protection against leaks in an area with water hoses that the current sensor cannot reach.

We are also coordinating our annual HVAC inspection of the individual heat pumps units. We are attempting to coordinate these inspections, along with the water detection inspection and several other in-unit inspections, all on the same day to minimize the necessary access to each unit.

Coordination efforts between multiple projects will take a bit of time. Please watch for emailed updates on these items!

Ice is Available!

Did you know that Action Property Management has supplied a fully stocked ice machine in the Lounge for residents? This was done as a courtesy due to the ice maker valve closures (article on page 2).

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Bell Carts

Hold it! Where are you taking that bell cart? Is that an armoire you're hauling?!

Please be reminded that the bell carts are meant to be used to bring groceries from your car to your unit, to carry luggage, or move small items to your storage unit. Recently we have seen the bell carts travelling up and down Pacific Highway and being used to haul heavy furniture. Please be sure to not remove bell carts from the premises, and please, nothing *too* heavy.

Grande South Staff Changes:

During the next couple of weeks, you may notice some changes to our Concierge staff.

Natalie Mora has returned from temporary leave—and with all the work going on in the building, we are very grateful to have her back! Please feel free to stop by the Front Desk and say hello to Natalie.

Lauren Smallwood (formerly Moran) will regretfully be leaving us this month to begin a new life in Northern California. We wish Lauren the best and appreciate her time at The Grande South.

Ice Maker Valve Closures:

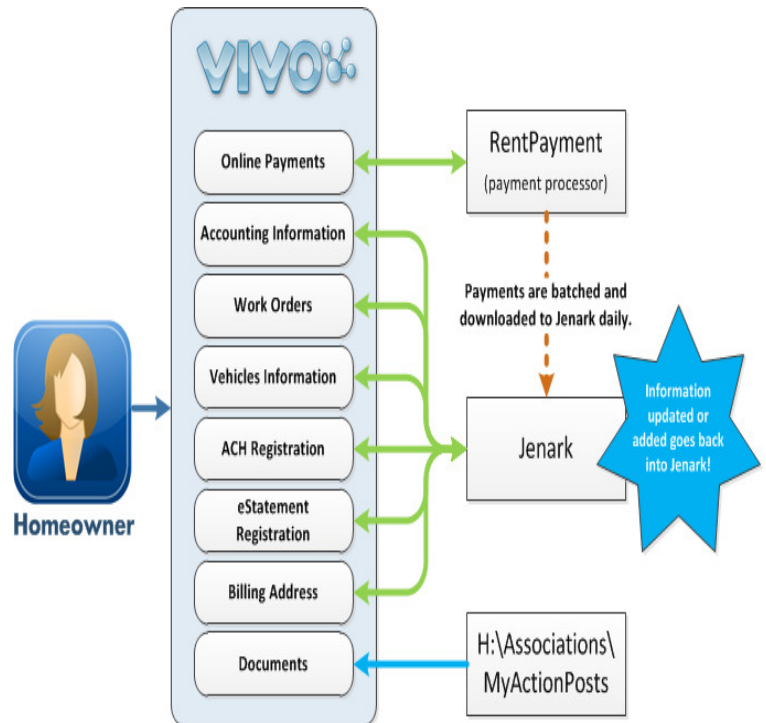
Last month an email was sent to all Owners and Tenants advising that we have investigated a few concerns related to a water line that is used for the auto ice maker in the GE freezers and have found that the hose connection is corroded. To avoid any potential separation of that hose from the connection, it is REQUIRED that we close ALL freezer auto ice maker water valves until the further notice. Not closing those valves could have a huge negative impact from water damage to your unit and the unit(s) below yours. During this time the Association is working on retaining a professional appliance contractor to inspect and repair these ice maker hose connections.

We have completed approximately 50% of the in-unit valve closures. If you have not turned yours off, and would like assistance, please contact the Front Desk.

VIVO!

Have you viewed your Homeowner account lately? Previously www.myactionlife.com, the improved Homeowner portal can be accessed by logging into **www.vivoportal.com**, or by logging onto The Grande South's website at www.thegrandesd.org. Owners may sign up for e-statements, register for ACH, update contact information, view Association documents restricted to owner access, make online payments, and more! If you were previously registered at www.myactionlife.com, your information was automatically transferred. All information updated onto VIVO automatically gets downloaded into Jenark, the database used by your Grande South Management and Concierge Staff.

Don't miss another statement or important update... log onto VIVO today!



Written and edited by: Tom Freeley and Aileen Ryan

BUILDING CONTACT INFORMATION

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