



Professionally Managed by Action Property Management

**BOARD OF DIRECTORS:**

Cal Zissel, President  
Phil Hoffman, Vice President  
Larry Allman, Secretary  
Thomas McQuade, Treasurer  
David Ely, Director

**NEXT BOARD MEETING:**

December 18, 2014

6:00 P.M. in the Lounge

**MONTHLY COMMITTEE MEETINGS:**

Social: 1st Thursday @ 4:30P.M.  
Building: 2nd Monday @ 4:00P.M..  
Landscape: 4th Thursday @ 4:00P.M.

**UPCOMING EVENTS:**

Holiday Party on the Hornblower  
December 6, 2014 @ 3:00 P.M.



*From all of us serving you here at the Grande South to all of you, we wish you a happy and healthy holiday season! –The Grande South Management & Staff*

*Annual Meeting Review:*

The Annual Meeting of the membership was held on Wednesday, November 19, 2014 in the Lounge as scheduled. Board President, Cal Zissel, gave the President's Report and Len Campanaro presented the Financial Report. The guest speaker was attorney Greg Lew, who reported on and answered questions regarding the Starline window warranty claim issues. Ballots to elect two new Board Members were collected. The two Board members elected are as follows: David Ely and Thomas McQuade.

Congratulations to our newly elected members of the Board of Directors!

*Staff Appreciation Holiday Fund*

Thank you so much to those of you who donated to the Staff Appreciation Holiday Fund! We are so excited to be able to give our staff of sixteen a truly wonderful holiday, thanks to YOU!

If you haven't contributed to the fund, and would still like to, we will be extending the fund until the close of business on Wednesday, December 3rd.

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### Assessment Increases

As you may be aware, the monthly assessment amount can change at the beginning of each year. This week, you should receive a budget disclosure in the mail, which will also show your 2015 assessment rates.

Changes in your assessment amount will be reflected in your January statement. If you are currently signed up for ACH payments through Action Property Management, the amount debited from your specified account will be automatically updated. However, if you use an automatic Bill-Pay system through your bank, it is necessary for you to manually change your payment amount to avoid possible late charges or underpayment on your association account.

Please feel free to contact the onsite management office at the Grande South with any questions you may have or if you would like assistance signing up for ACH (automatic payments) through Action Property Management.

### Holiday Decorations & Christmas Trees:

**HOLIDAY DECORATIONS:** Holiday decorations visible from outside the building or the common area of the building may be displayed until January 10th. Wreaths may be hung on doors using “over the door” type hangers. No holes may be drilled or nailed on the outside of your front doors or on common area walls. Also, please remember to turn off the lights on your tree when not home or when you are asleep. Exterior lights must be turned off by 10PM.

**CHRISTMAS TREES:** Please watch for posted notification of where to dispose of your trees after Christmas. Trees must be wrapped when being brought in and out of the building and trees may NOT be brought through the Lobby or Ground Floor common area. Please ask the Front Desk for large Christmas tree bags before bringing the tree in or out of the building.

### Summary of Amtrak Meeting

A few weeks ago, an email was sent on behalf of the Neighborhood Committee regarding the great strides they, along with a coalition of five surrounding downtown buildings, made to address noise, pollution, and overnight maintenance of the trains at Santa Fe Station. A letter was sent to Governor Brown from The Grande South, The Grande North, Bayside, Sapphire, Treo, and Electra, complaining of the on-going Surfliner issues and lack of response from Amtrak to solve them. Governor Brown responded affirmatively, instructing CalTrans to set up meetings and formulate short and long term solutions. Substantial commitments were made by Amtrak in response to the meeting. Key points addressed during the meeting include measures to reduce train noise like stopping train idling overnight, eliminating hi-rev engine testing, creating a sound reduction device to put over the horn while testing, creating a cover for the unsightly waste tank and emptying during the morning to avoid mealtime odors, adding police officers and plain clothes officers to the station, and

committing funds to begin a Land Use Study to begin looking for a place to relocate Amtrak maintenance operations (the ultimate goal!).

A special Thank You to the Neighborhood Committee members and their tireless effort to improve these maintenance conditions at Santa Fe Station!

### Package Pick-Up:

As you can imagine, the number of deliveries at the Grande South easily quadruples to over 100 per day during the holiday season.

We have very limited space for storing packages. PLEASE assist your hard working Front Desk staff and retrieve your packages as soon as possible to prevent overcrowding and possible confusion. We thank you in advance!

### Request for Social Committee Party Helpers

Do you ever want to help out at a party or two without making a commitment to a committee? The Social Committee would like to invite you to be a “party helper”. You can help plan the party with committee members and/or just help with set up, tear down, decorate, etc. For those who volunteer as “party helpers” the Social Committee will offer you free admission to the party.

### Tip of the Month

In light of the holidays, we would like to remind you that it is highly recommended that you shut off the water to your unit should you leave town whether it be for a few days or a few months. To better assist you, here is a list of the water shut-off valve locations in each unit:

- '01 Stack: Hallway closet
- '02 Stack: Master bedroom closet
- '03 Stack: Bedroom Closet
- '04 Stack: Master Bedroom Closet
- '05 Stack: Hallway Closet
- '06 Stack: Closet next to your washer and dryer
- Penthouses (35th–39th floor):
  - '01 and '02 Units: Hallway Closet
  - '03 Units: Closet next to your washer and dryer
- Townhouses: Water Entry Room on P1– Requires staff assistance.

*Written and edited by: Aileen Ryan and Corinne Marrinan*

## **BUILDING CONTACT INFORMATION**

**The Grande South Website:** [www.thegrandesd.org](http://www.thegrandesd.org)

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