

# THE GRANDE SOUTH AT SANTA FE

# NEWSLETTER



SEPTEMBER 2015 / VOLUME 11, ISSUE 9



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:**

September 22, 2015  
6:00 P.M. in the Lounge

## **MONTHLY COMMITTEE MEETINGS:**

Social: 1st Thursday @ 4:30P.M.  
Building: 2nd Tuesday @ 4:00P.M.  
Landscape: 4th Thursday @ 4:00P.M.  
Finance: 3rd Monday @ 4:00 PM  
Neighborhood: 1st Monday @ 4:00PM

## **UPCOMING EVENTS:**

*Social Committee's*  
*Martini Poolside Party*  
9/12/15 4:30PM—7:30PM

## Rules and Regulations

The updated Rules and Regulations were approved by the Board at the July Board meeting and distributed to the membership. While several of the changes to the Rules and Regulations included clarifications to existing rules and reorganization of the rules sections, there are some new and notable items to point out.

**Rubber Hose Replacement** –Section 25 specifically states that all sinks, toilets, and appliances must be retrofitted with steel braided hoses if not already done so. While we have received a few invoices showing that work has been done for some units, there are about 200 more units that need to have this work done by September 25<sup>th</sup>!

**Pets** – Section 3, Animals, states “All pet-owners must have minimally \$500,000 liability insurance, and no pet exclusion, covering property damage and bodily injury caused by their pets.”

**Garage Entry** – Section 8 lays out the protocol for entry into the parking garage using RFID tags. “Residents are entitled to as many RFID windshield or headlamp tags at no cost as they have deeded Parking Spaces...RFID tags will only be issued for vehicles registered to the resident in the Unit. Registration forms can be filed with the front desk, at which time proof of valid vehicle registration consistent with the resident’s name is required.”

Please take the time to read the Rules and Regulations, and let Management know of any questions you have.

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### RFID and Barrier Arm Implementation

A big THANK YOU is owed to all of you who attended the Town Hall Meeting and/or scheduled an appointment to have your vehicle registered and fitted with an RFID sticker. You have done a great job following the new Rules and Regulations and have thus made this process a smooth and efficient one.

If you haven't signed up for an appointment, or if you are out of town and won't be returning within the designated registration period, there's no reason to worry! We are happy to assist. Aileen, Corinne, and Anthony are capable of installing an RFID sticker during business hours— just give us a call in advance.

### Rentals

It's no secret that summer is the busiest month for rentals. Families taking vacations, college students travelling the country— who wouldn't want to travel to this sunny Southern California beach city for the summer? It's this time of year when homeowners start thinking that this sounds like a great opportunity to rent out your unit and earn some cash!

#### **Not so fast.**

Per The Grande South's Rules and Regulations, section 22F, lease agreements may not be less than 12 months long. Evading the rules isn't a good idea— if you're caught permitting a short-term rental, the fine will set you back a staggering \$5,000.00.

### Call for Candidates

It's that time of year again! The Annual Meeting of the Membership for The Grande South will be held on November 17, 2015 for the purpose of electing three (3) candidates to the Board of Directors.

At this time we are requesting candidates for the Board of Directors. The Board consists of five (5) members who are elected by the membership. You must be a homeowner in good standing to run for your Board of Directors. At this time there are three (3) positions up for re-election, each for a two (2) year term.

If you are interested in running for the Board, please complete the Candidate Questionnaire form available at

the Front Desk, and return it to the on-site office as directed on the form.

### **CANDIDATE STATEMENTS MUST BE SUBMITTED PRIOR TO 5:00 P.M., FRIDAY, SEPTEMBER 25, 2015, IN ORDER TO BE INCLUDED ON THE BALLOT.**

Thank you for taking an active, positive interest in your community!

### Window Display

You may have noticed a few odd tower-like objects in the ABM parking lot near guest parking. This is a glass panel demonstration where Bosa will be featuring three different glass panels— one of which will be selected to cover their new building on the south side of Broadway. The demonstration should be in place for approximately one month.

### Guest Parking

Have you ever requested a pass for 4 hours, but your guest leaves after 2? Have you ever walked to the front desk for a parking pass after seeing empty spaces in guest parking only to be told there aren't any available?

Please help your fellow neighbors and let the front desk staff know if you're done with a parking pass early. We have very limited space available and the more we can do to turn over parking spaces, the more guests we'll be able to accommodate. If your guest leaves before the pass expires, just call or stop by the front desk and let the staff know.

### Tip of the Month:

This summer, two non-native species of mosquitos have been found in San Diego. The Asian Tiger mosquito (*Aedes albopictus*) and the Yellow Fever mosquito (*Aedes aegypti*). Both of these mosquitos are known to carry dengue, yellow fever, Chikungunya and West Nile Virus.

Since mosquitoes love standing water, please take extra care on your balconies to remove excess water from plant saucers after watering, and be sure to empty out any containers that may have collected water after a rain.

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

## **BUILDING CONTACT INFORMATION**

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

**Front Desk & Management Office:**

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