

La Jolla Alta Master Council Newsletter

January 2023

Happy New Year! The Master Council board approved several improvements and upgrades to our facilities in 2022 and more are planned for 2023. We were able to complete all of these projects and keep our member assessment to \$80 per month in 2023. Here are some of the highlights:

1. Court Lighting:

New LED lighting was installed for all five courts. Shades were added to reduce the amount of light that extends beyond the courts. The new LED lighting improves night play on the courts as it provides brighter and more even lighting. It has also helped to reduce operating costs as it uses much less electricity than the old fixtures.

2. Security & Fencing:

New fencing and a new gate were installed at the lower ramp entrance. The old gate and fencing had rusted to the point where repairs were no longer effective. The new gate and fencing are taller and more robust providing additional security. The old gate and fencing at the spa area were also replaced with a short railing. Much like the side gate area the fencing had rusted to the point where replacement was necessary.

3. Lap Pool Heater:

A new high efficiency heater has been installed for the lap pool. In addition to reducing operating costs due to its efficiency it should also maintain more consistent water temperatures in the colder winter months.

4. New Cell Site Carrier – Dish Wireless:

The board has successfully negotiated a cell site contract with Dish Wireless (Dish). Dish joins Verizon and AT&T as the third cell carrier at the site. These carriers have minimal impact at the site as their equipment is hidden within a parapet on the roof and/or inside an equipment room located on the lower floor. The income generated from these contracts assists the association with funding of operating expenses.

5. Court Renovation:

Courts 1, 2 and 3 received new concrete overlays. In addition to new concrete surfaces, adjustments and minor repairs have been made to the fencing and gates to improve both aesthetics and functionality. The area between the upper and lower courts was also

renovated to improve ingress/egress and to eliminate other issues found with the landscaping and irrigation.

6. Canyon Maintenance & Trees:

This year's annual brush maintenance in the canyons was extensive and included removal of several dead trees along Alta La Jolla Drive. All required brush abatement within the 100' defensible area in both canyons was performed along with some weed clearing at the south end of the La Jolla Alta canyon.

The slope west of the courts along Cardeno Drive was cut back extensively to reduce the size of the bushes and trees to bring them down to a more appealing and maintainable scale.

Some of the planned improvements for 2023 include completing the renovation of courts 1, 2 and 3, resurfacing both pools and the spa, upgrading the landscaping and painting several areas of the property.

Board of Directors

La Jolla Alta Master Council