

SAN LORENZO HOMEOWNERS ASSOCIATION

To: All Homeowners of the San Lorenzo Community Association
From: Your Board of Directors
RE: Community Newsletter April 2016

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CONSTRUCTION DEFECT TOWNHALL – MAY MEETING

As you may know, our community continues in its pursuit of a construction defect claim with regards to certain construction related issues in the common areas of our community. San Lorenzo is being represented by David Swedelson, our community and HOA attorney. A letter from Mr. Swedelson will be included with this newsletter to briefly explain the current status of that claim.

Additionally, Mr. Swedelson will be present at the May homeowners meeting on May 9, 2016 at 7:00 p.m. at the Association's Clubhouse to answer any questions you have regarding the construction defect claim.

CLUBHOUSE COMMITTEE VOLUNTEERS NEEDED:

We are including this article again as there have not been any residents who have volunteered since the first posting requesting additional clubhouse committee members. The current committee members are very worried if additional volunteers are not obtained, the rentals may not be able to be covered by the current members. This would mean the clubhouse may not be able to be utilized when residents request to do so. If you actively reserve the clubhouse, in return, you may consider volunteering as a clubhouse committee member to ensure all rental requests can be accommodated.

Many of the residents of San Lorenzo enjoy using the clubhouse for their special events. In order to facilitate this, several of us volunteer to do the necessary tasks that are involved that allow our neighbors to have that option.

In order to continue this practice, we need more volunteers for our committee. While it is a commitment, if we have enough people on the committee, it should only involve a few hours of your time over the period of one year.

To find out more about this position (and to help get to know more of your neighbors), please call Ricki Pearl at 714-695-6638. Again.....please consider assisting this committee so that we can continue to make the clubhouse available for the parties, meetings, and celebrations that people so enjoy having.

TIME WARNER BULK CONTRACT

We would like to thank all of the residents who emailed Taryn Martin, Community Manager, to provide your input regarding the option of the Time Warner Bulk contract for the community. The vast majority of responses received were against the bulk contract option. The item has since been removed from the meeting agenda following the April board meeting and is no longer being considered.

POOL HEAT

The pool heat has now been turned on for everyone to enjoy!

ENTRY LANDSCAPING

The entrance project is almost complete. If you attended the April board meeting then you had the opportunity to meet Christian, the owner of CCB Landscape and hear about the installation of the entrance project. A few more plants and a bench will be added to the area to finish it off.

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FIRE SPRINKLER TESTING

You should have received your notice in regard to the 5 year fire sprinkler testing that is scheduled for May 2016. If you have a conflict with your scheduled day, please do not hesitate in contacting StoneKastle Community Management. We realize this project is an inconvenience; however it is a mandatory test that must be done this year. The entire community must be inspected before the report can be submitted to the appropriate authorities. Therefore your cooperation is sincerely appreciated and needed.

Please note that the company doing the testing will seek additional charges to come out and re-inspect any homes that were not included in the initial round. Therefore, to avoid the potential of incurring those charges, please kindly be as helpful and cooperative as you can.

GARAGE/ESTATE SALES

Just a reminder to all residents, it is against the community's rules and regulations to hold estate and/or garage sales within the community. According to General Rules, #7, "Garage Sales, sidewalk sales, and/or but not limited to homeowner public sales of any kind are prohibited."

2016 ANNUAL MEETING ELECTION RESULTS

The Annual Meeting for San Lorenzo was recently held on Monday, April 11, 2016 at 7:00pm at the clubhouse. A quorum was established with 47 valid ballots being received. The election results are as follows:

Number of Units:	174
Quorum Needed:	25% or 44 ballots
Ballots Cast:	47
Ballots Voided:	3

Wayne Dobberfuhl	42	Elected
Mike Rohfeld	44	Elected

Tax Resolution:	Passed
For	46
Against	0
Abstained	1

The organizational meeting to elect officers was held following the elections, the Board has been seated as follows:

Mike Rohfeld, President
Robby Beskin, Vice President
Wayne Dobberfuhl, Treasurer
Betty Cowan, Secretary
Steve Glenn, Member at Large

- **Next Meeting:** Our next homeowner's monthly meeting is currently scheduled for Monday, May 9, 2016 at 7:00 p.m. at the Association's Clubhouse.

Your Board of Directors

Mike Rohfeld, President
Robby Beskin, Vice President
Wayne Dobberfuhl, Treasurer
Betty Cowan, Secretary
Steve Glenn, Member At Large