

THE SAN LORENZO NEWSLETTER

Home Owners Association

November, 2011

Hello Neighbors,

Thanksgiving is in November and the San Lorenzo HOA Board is thankful to serve you and the families throughout our community. In September, we continued to work diligently on your behalf to address the following issues to improve our quality life.

Fiscal Accountability

- For the year to date period ending September, 2011, our expenses exceeded our income by \$13,131.00. The major contributor is our utility expenses. However, we anticipate our utility expenses to be reduced over the next three months. The pool heaters will be shut off starting in November.
- We still continue to get the most “bang for our buck” in HOA dues through our ongoing emphasis of monitoring vendor performance and costs.
 - ✓ In summary, a new Board philosophy of demanding excellent vendor service while pursuing lower rates has resulted in saving of \$650 per month.
- Our new collections policy also continues to secure late HOA dues payments.
- **RESERVE Study:** Please see the excellent financial stability of the San Lorenzo Homeowners Association on the last page of the newsletter.

Quality of Life & Aesthetics

- Clubhouse Faux Painting has been completed and our club looks beautiful
- Utility Closet Assignments - There are utility closets that hold meters and some that do not throughout the community. The Board has crafted a draft policy to allow for resident use of the empty utility closets. The policy will be sent to residents.
- Dog Park and Play Ground – Many homeowners have expressed an interest in having a dog park and play area for children and grandchildren in our community. The Board is looking into this option and is welcoming input from the community for the potential project.

Community Comment Corner:

“The new security company seems to be doing very well. I was at the pool a few days ago and the security guy came up and checked for my key.”

- Fred Wolford, Northern Dancer, September 2011

“Thank you Jeanean for keeping us informed. My husband and I think you are doing an outstanding job representing our community.”

- San Lorenzo homeowner requested anonymity, September 2011

“Just an FYI. My neighbor found a large snake on her driveway. She said she phoned our security company and they took a picture of it. It didn't appear to be a rattlesnake. She also said she found two baby snakes outside her front porch, also she didn't think they were rattle snakes.”

- Concerned Northern Dancer Resident, September 2011

In the event you come across a venomous snake (Rattlesnakes are the ONLY poisonous snakes in California), Please call Orange County Animal Control (714) 935-6848. This is an emergency and they will come out and get the rattlesnake and relocate it. They don't kill them anymore because they are actually good for the environment. There is one very important thing to remember when you are going to call animal control. Keep a visual on the rattlesnake. If you call and tell them that you just saw a rattlesnake and it went into the bushes, they won't come because it is very dangerous for them to go hunting through bush to find it.

Block Party Success!

On October 15, 2011, San Lorenzo had our third annual block party at the Clubhouse. An estimated 75 people attended. The food was catered food and we were treated to a special karate exhibition by our neighbor Bruce Nguyen's karate class. Thank you Bruce. The kids were outstanding. We are fortunate to live in such a wonderful community and would first like to thank the committee members who organized the block party: Trisha & Larry Kligerman, Fred & Sheila Schultz, Jessie Ortiz, Mark Brown, Joe Capotrio and Anita Smiley; extra help from Kathy Lamb, Herb Ortiz and Donna & Robby Beskin. We would also like to extend a special THANK YOU to the following folks and companies who contributed to entertainment and door prizes:

- Our neighbors, Bruce & Ann Nguyen, NKD MARTIAL ARTS (Nihon Karate Dojo), Fullerton
- BLUE AGAVE
- CHILI'S
- STEFANO'S
- ESTHER'S TACO HOUSE
- TIO CHAVA'S
- LAMPOST PIZZA
- EPIC NOODLE MONGOLIAN BBQ
- GRAZIANO'S
- AVALON BAGELS TO BURGERS
- HAIR BY LINDSAY MECHAM at KC SALON
- BLACK GOLD GOLF COURSE
- THINK GREEN LANDSCAPING

It continues to be a pleasure to serve you and our community - Your San Lorenzo Board.

Jim Domen
President

Carlos Rodriguez
Vice-President

Fred Schultz, CPA
Treasure

Jessie Ortiz
Secretary

Joe Capotrio
Member at Large