

Cypress Home Owners Association (CHOA)

March 2012 www.cypresshoa.org

Board Meetings

Clubhouse #2, 7:15pm
Thursday, March 29
Thursday, April 26

Homeowner Open Forum follows the Board meeting. Agendas are posted four (4) days in advance at both clubhouses and on the CHOA website.

Clubhouse Reservations

Maria Delvaux

714-914-7844 (6pm - 10pm)
clubhouse@cypresshoa.org
For only \$20 (plus \$100 deposit), CHOA residents can rent one of two CHOA clubhouses for a birthday party, anniversary celebration, baby shower, or other special occasion. Clubhouse rental forms can be downloaded from CHOA's website: www.cypresshoa.org

Board of Directors

John Russell, President
john@cypresshoa.org
Betsy-Ann Toffler,
Vice-President
betsyann@cypresshoa.org
Judith Fischer, Secretary/
Treasurer
judith@cypresshoa.org
Diane Woodman, Director-
At-Large
diane@cypresshoa.org

Management Company

Accell Property Management
Yamy Criblez, CCAM
949-581-4988 ext.275
yamy@accellpm.com
23046 Ave. de la Carlota
Suite 700,
Laguna Hills, CA 92653

Annual Meeting

Thanks to the determined efforts of the Community Services Committee (namely Beth Paul and Jean Redfearn), more than enough ballots (131) needed to reach a quorum were received, and the annual meeting and election of Board of Directors occurred on February 23. Thanks are also due the Inspectors of Election: David Cane, Brenan Cheung, and Jean Redfearn.

New Officers

During a special meeting on March 7, Diane Woodman was appointed to a vacant position on the Board. Diane is a long-time CHOA resident and previously served on the Board. New officers are John Russell, President; Betsy-Ann Toffler, Vice-President; Judith Fischer, Secretary/Treasurer, and Diane Woodman, Director-at-Large. Many thanks to Don Moreau for his service as Secretary of the Board last year and his continuing commitment to CHOA.

Sign Up for Website

If you haven't registered for CHOA's website, please do so soon. Having more homeowners sign up will make it easier for CHOA to reach more homeowners with blast emails about such matters as voting, community events, emergency preparedness, and the like. Go to www.cypresshoa.org and follow the instructions for "Sign In."

Lights Out

When you notice a light in the common area or alley that is not working or broken, please take down the letter or number that is on the light pole and the closest unit number. Then report it to Betty Carmain, 949-581-4988, ext. 208, or at bettycarmain@accellpm.com. She will contact Southern California Edison for the repairs.

Alley Parking Issues

Recently, some homeowners and /or their guests have been using the NO PARKING and FIRE LANE zones at the ends of the carport alleys as extra parking spaces, a violation of the Rules & Regulations. The vehicles in these areas have been towed without warning. On a walkthrough of all the alleys, Board members John Russell and Judith Fischer noted a great deal of inconsistency in the signs, red-painted curbs signifying NO PARKING, and the size and configuration of the areas at the end of the alleys. Many areas have curbstops that make them appear to be extra parking spaces, but they are not. The ends of the alleys – the asphalt – are the property of the City of Cypress and are intended to be used as turn-arounds for police cars and fire engines. CHOA is working with the City and the Orange Co. Fire Authority to ensure that all the NO PARKING and FIRE LANE zones are correctly identified with appropriate signs.

Homeowners' individual parking spaces (the concrete) are considered "exclusive common areas," deeded to the property of the homeowner but maintained by CHOA. Therefore, when other vehicles are parked illegally in YOUR parking spaces without your permission, you can call Mr. C's, 562-594-9521, (or the towing company of your choice) to have the cars towed. The owner of the vehicle parked illegally is responsible for the towing charges.

Community Services

Committee

Jean Redfearn,
gjredfearn@gmail.com

CHOA residents in attendance at the Hearts and Flowers event on February 11, enjoyed munchies, chatting with their neighbors, and learning more about heart health and emergency preparedness, while the kids decorated cookies and crafted valentines. Four lucky residents won potted plants or cherry pies. The Community Services Committee wishes to thank the volunteers who helped (Beth Paul and Bridget Bourgault) and particularly Aleta Esteibar of First Team Real Estate for donating the door prizes and flyer printing.

The Committee is planning a series of Saturday morning get-togethers in each alley to introduce neighbors to each other over coffee and donuts. If you would like to host one of these events this spring, call Jean Redfearn at (714) 723-6718.

Emergency Preparedness Committee

Robert Kaplinsky
robert@cypresshoa.org

Fire Extinguisher Inspection

Time to have your fire extinguisher serviced or buy a new one? A licensed fire extinguisher technician with a mobile repair shop outside Clubhouse #2 on Sunday, April 1, from 2-4pm, to inspect and (if needed) repair fire extinguishers. Prices start at \$10 an extinguisher. He will also have new fire extinguishers available for purchase. For more information on fire extinguishers, go to www.fire-extinguisher101.com/careandmaintenance.html

Committees Need YOU!

Do you have some extra time on your hands and want to become an active participant in your community? Please volunteer to join a CHOA committee – these include Community Services, Emergency Preparedness, Finance, Refuse Monitoring, and Violations. Contact Yamy, yamy@acellpm.com, 949-581-4988, ext. 275, if you are interested in serving.

Architectural Applications

Remember to file an architectural application form for new **OR** replacement patio fences and covers, windows, doors, solar panels, and satellite dishes. The applications are considered and either approved or rejected at Board meetings. The forms can be downloaded from the website, www.cypresshoa.org or requested from Yamy Criblez, 949-581-4988, ext. 275, yamy@acellpm.com.

Financial Report

Judith Fischer, Secretary / Treasurer

The monthly amount that CHOA has allocated for the reserve account is \$24, 233.00 an increase of \$2,000 more than 2011. With the painting project now complete, the Board can review other reserve expenditures, such as roofs, playgrounds, and irrigation.

Tips for Waste Reduction

- 1) Of all the garbage we generate, 1/3 is packaging that gets thrown away immediately.
- 2) Buy in bulk or concentrate form when possible, and avoid excessive packaging layers.
- 3) Purchasing products made with recycled material helps turn those cans, bottles, and paper collected at curbside into products we can use every day. Buying these products helps "close the loop," and because these products use fewer resources, you will be helping the environment.

If you're not buying recycled products, you're really not recycling.

"2-1-1" vs. "9-1-1: Phone Numbers

If you are confronted with a situation that requires the need for health and/or human services, there is now a "One Stop, Shop" phone number for Orange County residents. By calling 2-1-1, you can find information and referral services covering the following topics:

- ❑ Child Care
- ❑ Health Care
- ❑ Food
- ❑ Shelter/Housing Alternative
- ❑ Jobs and much more

Pool Reminders

Pool season is approaching again, so we wanted to remind you of the community pool rules:

- ◆ **NO LIFEGUARD** on duty at any time
- ◆ The **GATE** must be locked at all times. Do not prop open!
- ◆ Please review the **WARNING SIGNS** posted at the pool
- ◆ Do not allow **ACCESS** to residents without a key
- ◆ **PETS** are not permitted in the pool, or inside the pool area
- ◆ **NON-RESIDENTS** must be accompanied by CHOA residents.

Also, please take good care of the pool furniture and report any vandalism activity to the local authorities, and Management if you know that the person(s) involved are Cypress residents and/or guests.

Topics for Newsletters

Do you have any newsletter ideas or topics that you feel would benefit your neighbors? If so, please submit them to: yamy@acellpm.com or mail to Management. All entries must be received no later than the 1st of every month.