

HILLTOP HIGHLIGHTS

Inside:



Super Bowl Tailgate Party

Let's All Go To **Chinatown** For Chinese New Year

Dress for Oscar Night

See the **Academy Awards** on the **Big Screen**.



Also Inside:

An open meeting of combined

Reserve Planning Committee

and the

Board of Directors

to explain the reserve planning process.



love is in the air!

A note to website viewers:

This page does not appear in the printed version. Please scroll down to see the rest of this month's Hilltop Highlights. And, since the printed version is done only in black & white, you can see, here, the full color of the original design.

Contact Information:

Office Phone:
760-757-3937
24 Hour Emergency
(Water & Plumbing)
760-757-3937
Fax: 760-757-8177

Website:
www.oceanaseniors.org

Accounting:
accounting@ocaoffice.org

Maintenance:
maintenance@ocaoffice.org

Homeowner Concerns:
office@ocaoffice.org

Non-emergency Police
(to report suspicious activity):
760-435-4900

Emergency Police:
911



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tbrown@ocaoffice.org

Bookkeeper Glory Phillips
accounting@ocaoffice.org

Contact for all: 760-757-3937

Office Information

- The deadline to submit information for The Hilltop Highlights is the 1st Friday of every month. Please email to: kwalter@ocaoffice.org.
- Have a payment to make or a work order to submit after office hours? Please use the new drop box located on the front/west side of the OCA Business Office. It is checked Mon. through Fri.
- How do I submit a work request? Both maintenance work requests and landscape work requests are available on our website: www.oceanaseniors.org. After completion, you may submit your form via office@ocaoffice.org, by fax to 760-757-8177 or by visiting the Business Office. All work requests are prioritized with other scheduled work. We do respond to an emergency situation (e.g. sewer backups and exterior water leaks) within 24 hours. After normal business hours and on weekends emergencies should be reported to our live answering service at 760-757-3937.
- Are you moving? Do you have a neighbor who has moved or passed away? Please provide such information to Karen Walter at the OCA Business Office at kwalter@ocaoffice.org.

2017-2018 Board of Directors

President Joan Jeffery
760-637-2384
joanjeffery55@yahoo.com

Vice President Carol Finkas
760-586-8484
carolfinkas@mac.com

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760-519-7554
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760-453-2223
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cdwendt@cox.net

Director Sherry Jarrett
760-803-1535
sjarrett@outlook.com

Director James Darrell Roche
760-285-2493
nurocke@verizon.net

Director **Open**

KEEP INFORMED

Here are several websites that can help keep you up-to-date on Oceana and your local community.

OCEANA

WWW.OCEANASENIORS.ORG

CITY OF OCEANSIDE

WWW.CI.OCEANSIDE.CA.US

SAN DIEGO COUNTY

WWW.SANDIEGOCOUNTY.GOV

The monthly General Session Board of Directors' meeting will take place at 9:30 am on the last Wednesday of the month in the Clubhouse auditorium.



A MESSAGE FROM THE BOARD OF DIRECTORS

We are starting off 2019 hopeful that we will be able to make progress on the maintenance projects on our infrastructure. February will be a time to take a deeper look at the 2019 Reserve Budget and make intelligent decisions as to how we will spend our Reserve allocations.

The reserve budget process can be complicated and confusing for many, so **we will be holding open meeting on Wednesday, February 13 at 2:00 pm** where the Reserve Planning Committee and the Board of Directors will describe the process of taking the analyst's recommendations for spending and translating them into action plans.

It is hoped that this will be an educational exercise not only for the committee and the board but also for the residents. This will be an opportunity to better understand what the reserve budget means, how it is managed, and the results of good management for the community.

If you have ever heard the expression "Garbage in, garbage out" you will appreciate the extensive work the Reserve Planning Committee is doing to document maintenance needs, projects accomplished, costs from past projects, and projected costs of future projects.

The information being compiled will greatly aid us in making ever more accurate estimates of the life expectancy of various components of infrastructure and the expected cost of repair/replacement. It is a key element that has been missing previously and will help us to have more finely-tuned, realistic reserve budgets going forward.

While we understand that some of the decisions the board has had to make have been difficult for many, they were necessary to get us on the right path to prudent property management. If we can follow this plan for the next few years, within 5 years we can be to a place of more routine maintenance rather than playing catch-up and making up for projects deferred too long.

Please make an effort to come to the open Reserve Planning Session. We now move forward to the elections. It is our hope willing and qualified candidates will step forward to help Oceana be the best we can be.

As always, we appreciate the fine work our wonderful team of volunteers do, we could not do without you.



Notice:

Open meeting of combined Reserve Planning Committee and the Board of Directors.

When: Wed., Feb. 13 at 2pm

Where: Clubhouse Auditorium

Governing Documents Review Process is Now Underway

The first open meeting of the Governing Documents Review Project was held on January 16. We hope all who attended that meeting walked away with the feeling that there is much that is positive and commendable about our community. The discussion did reveal, however, that there seem to be some improvements which could make Oceana even better.

The real work begins now as we start working our way through the various Governing Documents. The next open meeting will be Wednesday, February 6, at 10:00 and 6:30 when we take a look at the most powerful of the governing documents, the Declaration of Covenants, Conditions, and Restrictions. The latest version of those CC&Rs with the attorney's suggested revisions has already been sent to those on our e-mail list. Those not on that list can submit their e-mail address to the office to receive regular updates on this project. Send your message to office@ocaoffice.org and write GOVERNING DOCS on the subject line. You can also use that address to communicate your thoughts and suggestions to the Review Committee chairmen. If someone doesn't have e-mail, that person can stop by the office for a printed copy of the materials.

After the February 6 meeting the Bylaws with attorney's recommendations will be mailed for our members to prepare for the meeting on Wednesday, February 20.

Two sessions of each open meeting (10:00 and 6:30) are planned. The thought behind this is not that people need to attend both sessions, but rather that, because an individual may have a conflict with one of the times, there are two opportunities to bring one's suggestions and comments.

The following is a brief overview of the documents that govern our association and so are subject to this review:

Declaration of Covenants, Conditions and Restrictions (CC&Rs), dated February 7, 1997: This document is essentially our Homeowners constitution and Bill of Rights. It rules in any conflict between the Declaration and any other Governing Document. Other Governing Documents fill in details of how our corporation and community will operate. For the most part the Declaration lays out general principles and

is not controversial. It is, however, quite wordy and sometimes unclear. One ticklish part is Exhibit D which outlines which items are the homeowner's responsibility (and expense) and which are the Association's responsibility (and expense).

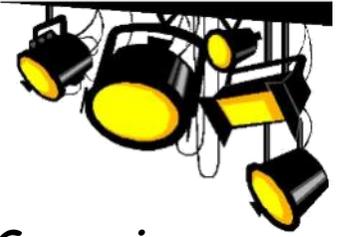
Articles of Incorporation, dated Jan. 21, 1963: This document established Oceanside Community Association as a legal, nonprofit corporation "to provide athletic, recreational and club facilities for the use of the residents of OCEANIA [sic], a planned community development." These articles are short and simple. They provide the skeleton of our nonprofit corporation.

Amended and Restated Bylaws of Oceanside Community Association, dated April 7, 1997: A further amendment, dated February 19, 2004, reduced the number of directors to seven and cut their term of office to two years. The purpose of the Bylaws is "to provide for the formation, development, government and administration of the Oceanside Community Association so that Members may enjoy orderly and pleasant conditions under which to reside." The Bylaws define things like OCA membership and meetings and the Board of Directors' meetings, powers and duties. Some of the details in the Bylaws are subject to minimum standards set by state law, but we are free to go beyond the minimum to enact, for example, more transparency, additional Homeowner participation, or added checks and balances. With the help of our attorney, we will try to revise our Bylaws to assure they conform with current law and the will of our Homeowners.

Members Handbook: Rules and Regulations, updated in 2015: Here we find the rules which govern our day-to-day life as residents of Oceana. It sets forth rules such as only 10 potted plants, garages must be kept open for vehicles and not used as storage spaces, a maximum of three household pets, and don't feed the rabbits and coyotes. The Handbook fails to address some more current issues such as electrical car charging stations, limitation on the number of rental units, patios on common space, and renovations to assist disabled members. Very likely the Handbook will generate a lot of ideas and discussion.

Architectural Residential Design Guidelines, updated August 2018: These guidelines spell out what improvements we are allowed to make on our homes—and how to properly gain the needed Architectural Committee approvals. While these guidelines were updated this past year, they were not really discussed to see what our homeowners want. The 2018 update simply gathers into one document changes to the rules which had been enacted in recent years. In the past few months the Board has had to deal with not-clearly-defined issues such as paving stones, privacy fences, exterior decorations, "midnight gardeners," smoking, and flippers who rush ahead without Architectural Committee approval.

Spotlight on our Staff



Randel Newman - Maintenance Supervisor



The four months Randy has been with us have been filled with so many projects and improvements it seems like much longer. With Randy's quiet, calm, and competent style many positive strides have been made in the maintenance of Oceana. Randy now has a complete maintenance team and is ready to move forward on

more in-house maintenance projects.

Randy comes to us with over 22 years of maintenance supervisory experience. Formerly, Randy was regional supervisor of maintenance for 8 low-income properties spread out over 3 states. Tiring of the travel and time away from his family he sought out the position here for a welcome change.

Along with seeking to improve the quality of workmanship in Oceana, Randy is focusing on bridging the gap between maintenance, office, volunteers, and the BOD. He feels that good communication is the key to success between parties and that well-drafted scopes of work will make for better bids and contracts with our vendors.

Randy especially enjoys interaction with the people here and his co-workers. He likes to think outside the box when problem-solving. The shop has never been so organized and the maintenance team is just that, a team.

Randy lives with his wife of 24 years, Estrela, 2 sons; RJ (Randy Jr.) who is 22 and Ryan 14. Randy and family had lived in Hemet for a number of years before moving here and he served in the military for six years.

When not lending his talents to Oceana Randy likes to play guitar with Ryan and build computers with RJ. They also enjoy salt water fishing at the shore, pier, or boats out of the harbor. In the winter the family becomes "desert rats" riding sport vehicles mostly in Ocotillo Wells.

Thank you, Randy, for all the good work you have done and what is sure to come in the future. We are happy to have you on our staff.

Open Meeting Schedule

(All meetings to be held in the Clubhouse)

<u>Date</u>	<u>Time</u>	<u>Topic</u>
Feb. 6	10 am & 6:30 pm	Bylaws
Feb. 20	10 am & 6:30 pm	CC&Rs
Mar. 6	10am & 6:30pm	Clubmembers Handbook #1
Mar. 20	10am & 6:30pm	Clubmembers Handbook #2
Apr. 3	10am & 6:30pm	Architectural Guidelines

Please join us and help us make Oceana the best it can be, providing us, the residents, with the quality of life we envisioned as we worked hard and saved for our retirement years.

Directors Darrell Rocke and John Vogt





Notices & Reminders

AARP Tax Aide 2018

The OCA office is now taking appointments. Call 760-757-3937 to make yours. Also, please stop by the OCA office and pick up the intake forms so you can have them filled out prior to your appointment.

For a return with a 1099B from a stock broker make your appointment for **mid-March!**

If you have not filed in the last 3 years, please let us do a return just to make sure that no one is using your Social Security number.

If you need to do more than 1 return, **please** make a separate appointment for each return.

If you are a shut-in, call Dave at 760-522-6554 or Tain at 760-777-2544.

Things to Bring to the Appointment:

- A Picture ID.
- Last year's return.
- All 1099s, Social Security Statements and W2s.
- If you itemized last year, bring all documents in support of schedule A, we will need them for the State Return.

Where: The OCA Art Room

When: Every Wednesday February 6 - April 10, 2019

Times: 1st appointment at 9 AM, last appointment at 12 PM

Your certified prepares are:

Dave, Sandi, Diane, Carol & Tain

Creative Writing Group

The creative writing group meets on Mondays 9.30 AM at a resident's home in Oceana. Any resident who enjoys writing and would like to join the group, contact Alan at 760 224 -6404

A parting gift to your neighbors and friends

OCA Endowment Fund

Have you considered including the OCA Endowment Fund in your will or estate plan as your parting gift to your neighbors and friends? Gifts to the Endowment Fund are invested, and only the interest is used from year to year to help offset increased costs. The fund can receive property, stocks, insurances, jewelry, cars and cash. For more information, contact Director John Vogt, 760-519-7554 or

jfredericvogt@gmail.com.



John Vogt

Meet the 2019 Oceana Board Candidates

As of Feb 1st, all of the Candidate Intent to Run forms will have been received for the 2019 Election of Oceana Board members for the next two years. The slate will probably have some familiar faces and some new ones. There are several scheduled opportunities to meet the candidates and ask them questions.

- The first is a **Candidate Q & A Forum**, Sat., Feb 9th, at 10:00am in the clubhouse.
- The second is a **Social to meet the Candidates**, Feb 13th, 4-6pm in the auditorium.
- Then during the Feb 21st 9:30 Coffee Hour, is a **Candidate Forum**.
- Beginning Feb 20th, OCA-TV will begin broadcasting **Candidate Interviews**.

The events have been scheduled on different days and times so, hopefully, you will be able to attend one or more of these events.

Nearly 33% of the residences in Oceana are rentals. Some think the number of rentals should be limited in some way. What do you think? You can share your thoughts with the Governing Documents Review Committee when it takes a look at our CC&Rs on Wednesday February 6 at 10:00 and/or 6:30.



A Special Open Meeting

The reserve budget process can be complicated and confusing for many. To help clear some of the fog, we will conduct a combined open meeting of the Reserve Planning Committee and the Board of Directors. It's purpose is to describe the process of taking the analyst's recommendations for spending and translating them into action plans. Please plan to attend.

When: **Wednesday, Feb. 13 at 2:00 pm**
 Where: **Clubhouse Auditorium**

AV Help Wanted

We are looking for interested residents willing to be certified in the use of the AV equipment in the Clubhouse Auditorium. This person, once certified, would be on call to assist with set-ups for special events. Please call (760-453-2223) or email Charlie at

cdwendt@cox.net

to indicate your interest.

Charlie Wendt

Hello Fellow Artists

It is time to get back to painting again. We are here in the Art Room for studio time every Monday & Wednesday afternoon. No formal class but lots and free supplies to get you started.

David Finkas

You Make, You Sell It Sale

Saturday April 6, 9Am until??? Yes, you can sell anything you make! That includes baked goods. Yes you have to reserve a spot, table or easel. Call or Email the office to reserve your space. Questions, Call or email Carol Finkas

Carol Finkas

Need Sandbags?

In preparation for the "next" rain—sandbags are available at the Oceanside City Operations Center at 4927 Oceanside Blvd. From 9-2pm Mon.-Thurs. Sandbags are also available at Moody's Recycling at El Corazon at 3210 Oceanside Blvd. From 7-4pm Mon.-Fri. and Saturdays from 8-3pm.



Rumor Roundup

Rumors are a fact of life. The problem is, which are real, which are ridiculous and which are malicious misinformation? Here are some of the rumors heard recently within our community and the actual facts behind them.

Rumor:

Over the last ten years, Oceana has received a bonus income of \$250,000.

Fact:

True, over the last ten years, Share and Wear has contributed at least \$250,000 toward activities, patio furnishings, lobby remodel and a variety of entertainment features.

These are dollars that went to enhance the lifestyle here and did not come from dues.

Share and Wear is a wonderful facility; please support it with donations, purchases, and volunteering.

Hula Dance Classes

Hula classes teach not only proper dance moves and chants, but hopefully ignite an interest in the history and culture of Hawaii.

Hula improves balance, coordination and muscle awareness. It is also an excellent low-impact alternative that will keep the hearts of those of a certain age strong and healthy.

We are introducing Hula Dance Classes on Mondays from 10am-12noon. Beginner, intermediate and advanced group sessions can be available. The



instructor is Sophie Boose. Please contact Sophie for additional information and details. Her email is:

jkbadua@yahoo.com

Notices & Reminders Continued on page 17



OCA TV GUIDE

Broadcasting on Channel 1960



Watch OCATV Community Channel for updated Oceana Activities and Important messages from the Board and Community Manager. Updated daily by OCA-TV monitors.

Daily Programming

- 7am & 5 pm Welcome to Oceanside
- 2 pm & 7 pm Board Meeting from the Previous Month
- 3:30 pm & 8:30 pm Most Recent Town Hall Meeting

Exercise Opportunities

- 8:30 am Stability Ball - Every Thur. and Sat.
- 11:00 am Functional Fitness - Daily
- 4:30 pm Line Dancing class - Every Sat. and Sun.

Note: OCA-TV will begin showing BOD Candidate interviews beginning Feb. 20. Check for the schedule.

Volunteer!

We have a great crew working to make OCA-TV the best community channel available. But, we are always looking for more volunteers. Would you like to record activities in Oceana and/or create content for our daily TV programs?

No experience necessary, we will train you.

The OCA-TV Committee meets the 3rd Fri. each month at 1pm in the Admin. Conference Room. Contact Shirley Clinton for more information. Please join us.

COFFEE HOUR

Get caffeinated. Get energized. Get dancing!

Live entertainment each week. Meets every Thursday in the clubhouse 9:00-10:30AM



- Feb. 7 Bingo - Test your luck with a fun game and prizes
- Feb. 14 Blue Skies Trio sings favorite oldies in acapella harmony
- Feb. 21 Candidate Forum - come hear candidates speak on their candidacy as a member of Board of Directors
- Feb. 28 Peter Seltser sings favorites through the years - great audience participation style

Watch for Free Coffee and Donuts

Volunteer

We want to thank our regular volunteers for helping out each week. If you would like to participate, please contact Connie at 760-754-2962 to schedule a date. We welcome your involvement!

Sunday, February 3

The 2019 Oceana Super Bowl Tailgate Party



Kickoff time 3:30pm

See the
Game on
Big
Screen



Root for
your team.
Enter a
Football
Pool.



BYOB and a
Tailgate Dish to Share.
(BBQs available if needed)

Join in the Fun
at the Clubhouse

NO FEE

Sunday, February 24, 2019

Oceana Presents:

Oscar Night

See the **Academy Awards**
on the **Big Screen.**



Dress up
in Oscar Fashion and
have your picture tak-
en in 3D! at our photo
booth.

Champagne, Cider and
Dessert served to all.

Sign-up Required
by Feb. 21 at the
Admin Office.
Fee: \$5.00 each.

Join the celebrity
action at 5pm in the
Clubhouse.

Saturday, February 9



Let's All Go To

Chinatown

See the Golden Dragon Parade
Celebrating the
Chinese New Year

(Parade starts at 1pm)

Have Lunch—Do Some Shopping

7:45am: Meet at Oceanside Transit Center

8:45am: Take Metro Link 8:45am train to LA
Union Station - \$10.00 Round Trip.

Return train: 4:40pm.

Sign-Up in the
Clubhouse Lobby

新年快樂

Happy Chinese New Year

Call the office: 760-757-3937 for more info.

Saturday, April 6

In Conjunction with SSS, the
**You Make It,
You Sell It
SALE**



Whatever art or craft you are into,
if you made it, you can sell it
—along with **Share & Wear**—
during the Apr. 6 Saturday Super Sale.
We provide the table or easel, you pro-
vide your stuff and make your sales.



Call the office at
760-757-3937
to get the details
and to reserve a
table or easel.

Clip out and save.

Upcoming Activities for February, 2019

- February 3rd **Super Bowl Tailgate Party:** *Root for your favorite team on the Big Screen while enjoying a Tailgate dish to share!* 
- February 6th **Happy Hour at the Clubhouse -** *Enjoy an early evening with friends - bring a dish and byob!*
- February 9th **Meetup Event:** *Take the train to LA's Chinatown for the Chinese New Year Parade (sign up in the Clubhouse Lobby)* 
- February 24th **Oceana Presents Oscar Night -** *See it on the Big Screen, 5pm - Champagne, Cider and Dessert for your enjoyment!* 

(See Reverse Side For Details)

Coffee Hour

- February 7th **Bingo -** Test your luck with a fun game and prizes 
- February 14th **Blue Skies Trio** sings favorite oldies in acapella harmony
- February 21th **Candidate Forum -** come hear candidates speak on their candidacy as a member of Board of Directors
- February 28th **Peter Seltser** sings favorites through the years - great audience participation style

Sing-Along House Party

Every Thursday at 6pm in the Clubhouse
Bring your own snacks and drinks.

Please cut out this page and post it for easy reference.

Remember that all of these activities are funded entirely by Share & Wear

Clip out and save.

Things To Do at OCA

Art Studio -Mon.& Wed., 1-3pm; Watercolor instruction, Wed. 1-3pm. Info: David Finkas at (760) 586-8484.

Board Games -2nd & 4th Sunday 2:00pm. Info: Alita Jones 760-703-4110.

Bridge

Social Bridge -Fridays 9:00am in the Card Room.

Refresher Bridge Course-Thursday 10:30am -Noon, Auditorium. Info: Betty Lotz 760-231-1529 or Karrie Lillicotch 760-722-8685.

Bunco -1st & 3rd Tuesdays of the month at 1:30 pm in the Large Card room. Info: Dona White (760) 533-2484.

Ceramic Studio -open 1-3:00pm every Tuesday, Thursday and Friday. Contact: Pat Christie at 760-405-3133.

Chair Meditation - Monday at 10am in the Billiards room. For info: call 'Hania' (Hanna Barbara, MA) at 760-944-8417 ..

Chair Volleyball - Monday and Thursday at 1:00 pm in the Clubhouse. For info: call Dave Freeman at 818-262-0788

French Club - Sunday 10:30am-Noon in the Clubhouse Library. Call Andre Waldor at 760-978-5447.

Friendship Group - Thursday after Coffee Hour at 11:00am in the Clubhouse Library. For info: Cara Frye at 760-529-9720

Friends of Bill W. -Wed. at 5:00 pm in the card room. Info: Lin Riley 760-730-3371.

Friends of Lois W. -Tue. at 4:30pm in the card room. Info: Geri White, 760-439-5890.

Garden Club-Meetings on occasion. Reserve space in our garden. Info: Sheri Skvarek at 760-722-7350

Hand & Foot -Fridays at 12:30 pm. Info: Joan Jeffery at 760-637-2384

Keep Fit Exercise Class-MWF 8:30am-9am in the Auditorium. Info: Gene or Dee Barilotti at 760-967-2157.

Knitting -Thurs. at 10:30am in the Card Room. Info: Karen Jacobson 760-757-2477 or Dee Wylie 760-231-9577.

Lapidary Shop -Mon. thru Thurs. 1-3pm. Info: John Pitarresi at 760-917-6631.

Line Dancing -Thursdays 3pm-4pm in the Auditorium. Info: Shirley Thralls at 760-433-3164.

Mah Jong - Mondays 1:00pm-4:00pm and Tuesdays 12:30pm-4:00pm in the Library. Info: Madeline Rosenberg at 760-231-8386.

OA Help for Eating Disorders -Monday at 6:00pm in the Clubhouse Card Room. Info: Beverly Stiles 760-453-2379.

OCA Book Club -10:00am 2nd Tuesday of each month in the Clubhouse Library.

OCA Choraleers -Fridays 1:30pm in the Clubhouse Auditorium. Info: Betsy Wilson 760-439-2879.

OSERT -3rd Wed. at 6:30pm in the Computer room. Info: Patricia McArdle, 703-254-8916

Pickleball - Everybody: Mondays & Tuesdays at 2:30pm. Experienced players: Tuesdays at 9am. In the Clubhouse. Info: Steve Reigle.

Pinocle Mon. at 12:30 pm in the Card Room. Players are requested to arrive no later than 12:30 pm. Info: Joyce Poxon 760-859-6728.

Poker - Tuesdays 6-8pm. Contact Glenn Groth at 760-754-9646.

Also played Thursdays 6:30 pm. Contact Bob Hartman at 760-724-7604.

Sequence -Thursdays 1pm-4pm in the Card room. Info: Marilyn 760-435-9600

Sing-Along - Thursdays 6pm in the Clubhouse Auditorium. Bring snacks & drinks. Info: Glen Hemingway 760-518-5716.

Trivia -Mondays 7pm-9pm in the Card room. Info: Colleen Eidson 760-529-9999

Water Aerobics

Mornings: 8:00am Mon/Wed/Fri.

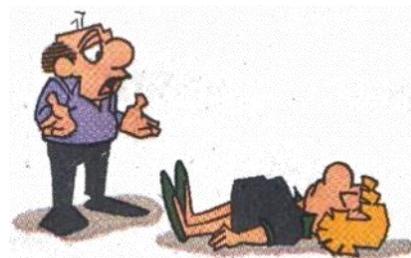
Afternoon: 1:00pm-1:45pm Fri.

Info: Betsy 760-439-2879.

Water Volleyball Tuesdays 1pm. Info: John Allison 442-615-8028.

Write On -Mondays 10-11am in private home. Info: Alan 760-224-6404.

Woodshop -Monday-Friday 1-3pm. Info: Jim Romans 949-742-2311.



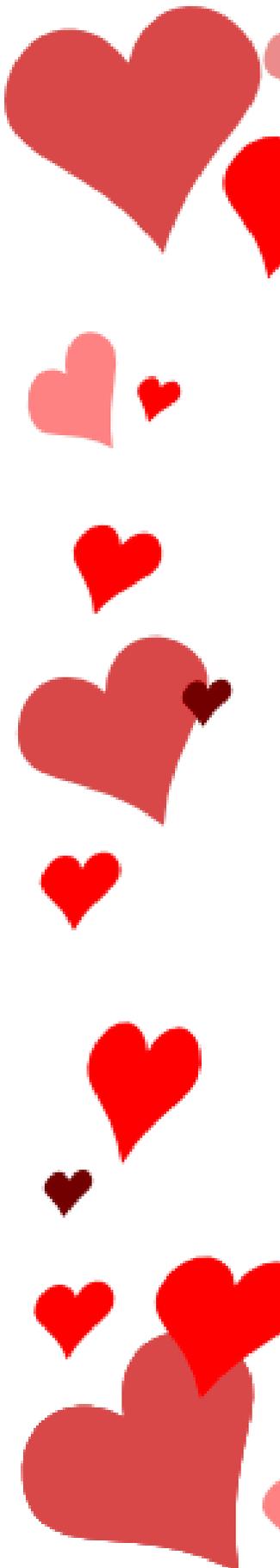
"ALL I SAID WAS, 'I'M WRONG.'"

Events Scheduled Every Week—By Weekday

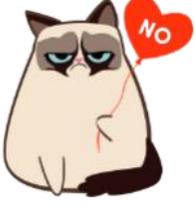
Every Sunday	Every Monday	Every Tuesday	Every Weds.
French Club 10:30am-Noon	Art Room Open: 1-3pm Chair Meditation 10am Chair Volleyball: 1-2pm Keep Fit Class: 8:30am (Auditorium) Lapidary Shop: 1-3pm Mah Jong: 1-4pm OA Help for Eating Disorders: 6pm Pickleball: Open Play 2-5pm Pinochle: 12:30-4pm Share & Wear: 11-2pm Trivia: 7-9pm Water Aerobics: 8-9am Write On 10-11am (Private Residence) Woodshop: 1-3pm	Ceramics: 1-3pm Computer Rm: 10-12am & 1-3pm Friends of Lois W. 4:30pm Lapidary Shop: 1-3pm Mah Jong: 12:30-4pm Pickleball: Advanced Players Only 9am-Noon Open Play 2-5pm Poker: 6-8pm Share & Wear: 11-2pm Water Volleyball: 1pm Woodshop: 1-3pm	Art Room Open: 2-4pm Computer Rm: 10-12am & 1-3pm Friends of Bill W. 5:00pm Keep Fit Class: 8:30am (Auditorium) Lapidary Shop: 1-3pm Putting Practice 10am (Golf Course) Share & Wear: 11-2pm Water Aerobics: 8-9am Woodshop: 1-3pm Admin. Office Open to 6:00pm

Other Scheduled Events

Sunday	Monday	Tuesday	Wednesday
			
 3 Oceana's Super Bowl Tailgate Party—Clubhouse	4	5 9:30am Activities Cte.—Card Room 1:30pm Bunco—Card Room	6 10am & 6:30pm Gov Docs Rev-Bylaws—Clubhouse Auditorium 12Noon-Website Cte.—Computer Rm. 4-6pm  Happy Hour—Clubhouse
10 2-4pm Board Games Grammy Awards	11	12 9:30am Arch. Cte.—Card room 10am OCA Book Club	13 10am Unit Advisors Cte.—Auditorium 2-4pm Joint BOD/RPC Open Mtg.—Clubhouse 4-6pm Meet the Candidates Social—Clubhouse
17	18 Presidents Day	19 9:30am Compliance Hearings—Card Rm. (Closed meeting) 1:30pm Bunco—Card Room	20 10am & 6:30pm Gov Docs Rev-CC&Rs—Clubhouse Auditorium 6pm Safety Cte-Comp. Rm. 6:30pm OSERT-Comp. Rm.
24 2-4pm Board Games  5pm Oscar Night—Clubhouse	25 9:30am Finance Cte.—Card Room	26	27 8:30am Landscape Q&A 9:30am Open BOD Mtg. 1pm BOD Exec. Session



Every Thursday	Every Friday	Every Saturday
Billiards: 10:30am Bridge-Refresher Course —(Aud.) 10:30am-12 Ceramics: 1-3pm Chair Volleyball 1-2pm Coffee Hour: 9am (See below) Computer Rm: 10-12am & 1-3pm Friendship Gp: 11:00am Knitting: 10:30am Lapidary Shop: 1-3pm Line Dancing: 3-4pm Poker: 6:30pm Sequence: 1-4pm Share & Wear: 11-2pm Sing-Along—Aud. 6pm Woodshop: 1-3pm	Ceramics: 1-3pm Choraleers: 1:30-3pm Computer Rm: 10-12am & 1-3pm Hand & Foot: 12:30pm Keep Fit Class: 8:30am (Auditorium) Pickleball: Open Play 2:45-5pm Social Bridge: 9-11:30am Tai Chi: 10-11:30am Water Aerobics: 8-9am and 1-1:45pm Woodshop: 1-3pm	Pickleball: Open Play 1-4pm

Thursday	Friday	Saturday
	1	10am-2pm SSS  2 Groundhog Day
9am Coffee Hour- 7 Bingo	8	Let's All Go To 9  7:45am at O'Side Transit Center 10am Candidate Q&A -Clubhouse
9am Coffee Hour- 14 Blue Skies Trio 9am Lndscp Cte.—Card Rm. Valentine's Day 	15	16
9am Coffee Hour- 21 Candidate Forum	22	23
9am Coffee Hour- 28 Peter Seltser		

OCA Group Membership

Activities Committee

Meets: 1st Tues. ea. Month,
9:30am, Card Room
Chair
Chuck Kruse
Jackie Moran Vice Chair/Events Coordinator
Ginny Romans Secretary
Linda Garcia Share & Wear Mgr.
Barbara Allen
Sue Mansis
Nancy Norton
Bella Strubhar
Carol Finkas Board Liaison
Charlie Wendt Board Exec. Cte.

Architectural Committee

Meets: 2nd Tues. ea. Month,
9:30am, Card Room
(Agenda deadline: 1st day of month)
Chair, U 9
Bill Loftus U 7,7A
Mary Hall U 10,11
Tony Hoople U 8
Harold Marsh U 12, 14
Eric Monce U 2,6
Paula McDonald U 5
Jay Norris U 1,1A,3,4
Ed Smith Board Liaison
Darrell Roche Board Exec. Cte.
Charlie Wendt

Landscape Committee

Meets: 2nd Thurs. ea. Month,
9am, Card Room
Chair
Ray Jacobs
Kathleen Dowling
Connie Ferguson
Larry Lepley
Carol Finkas Board Liaison
Charlie Wendt Board Exec. Cte.

OCA-TV Committee

Meets: 3rd Fri. ea. Month,
1pm, Office Conf. Room
Chair
Colleen Eidson
Shirley Clinton
Patricia McArdle
Beth Mushovic
Carol Finkas Board Liaison

Safety Committee

Meets: 3rd Wed. ea. Month,
6pm, Comp. Room
Chair, 335-6597
Kelly Byrne 335-6597
John Allison 714-496-3907
Georgann Gall 703-254-8916
Jon Katz 214-0221
Patricia McArdle Board Liaison
Alice Nolan
John Vogt

Reserve Planning Committee

Meets: 3rd Wed. ea. Month,
9:30am, Card Room
Chair
Bruce Cowgill
Joseph Egan
Mike Faulkner
Patricia McArdle
Ken Rishe
Tain Soreboe
Bob Wakeham
Darrell Roche Board Liaison

Unit Advisors Committee

Meets: 2nd Wed. ea. Month,
10am, Clubhouse Auditorium
Co-Chair, 754-0020
Donna Wendt, Co-Chair, 453-2223

Unit

1 -	Ron Landsel	231-7586
1A -	Linda Langworthy	562-301-1346
2 -	Holly Dale	951-283-9682
	Suzanne Condren	434-8266
3 -	Gisele Lauer	754-0296
4 -	Jim & Bonnie Sanderson	
5 -	Teri Battaglia	714-458-6842
6 -	Steve Lawler	419-7011
7 (1-34) -	Donna Wendt,	453-2223
7 (35-62) & 7A	Beth Troxell	
8 -	Margarita Willis	433-2797
	Kathleen Pursell	439-9282
9 -	Jeff Kern	908-420-1853
10 -	Ray Flanders	754-0020
11 -	Shari Flanders	754-0020
	Diane Tucker	
12 (1-53) -	Jay Norris/Pat Brinson	509-939-1680
12 (54-98)-	(Open)	
14 -	Toby Roberts & Anita Romaine	
Joan Jeffery	Board Liaison	

Website Committee

Meets: 1st Wed. ea. Month,
12pm, Computer Room
Chair
Anita Romaine
Steve Ashworth
Gene Barilotti
Don Betts
Steve Reigle
Carol Finkas Board Liaison

(NOTE: Unless otherwise indicated, the deadline for all Committee Agendas is 10 days prior to the meeting.)

I DON'T EXERCISE!
It makes my coffee spill.



(NOTE: No area code, assume 760.)

Committee Reports

Website Committee

So how did it go? Make those resolutions? Did you go to www.oceanaseniors.org and make it a daily habit? Do you know the best of what Oceana has to offer yet? Those were the ideas I gave you to make your 2019 the best ever living here in Oceana!

Now I have a few things you can do with all that information plus learning a whole bunch more. Did you get the answer to the celebrity that was in Oceana at the ribbon cutting ceremony? It was Jack Benny! That's right. Now go to the Photo Album section to see if I'm right!

Another part of why you should use Oceana Website is to see the Clubhouse Complex Map. Check that out! Plus—each and every floor plan for all of Oceana. Ever wonder what your floor plan is called or how it may have looked before someone remodeled it? Click on About Oceana. How about those Association Standing Documents that we all are learning about this month - they are online, too. Go to Forms and click on the link. Everything you need to know is there to be an informed and up-to-date resident is right there at a click of the mouse!

There is something you can do for us on the Website Committee—we would like to get our numbers up as to how many actually open and read the different subjects about Oceana. In November and December we recorded 888 visits to the site. Let's see if we can beat that number for February. The stats show how many opened the site, not who opened it, so no worries of us tracking you. We are not in that kind of business!!!

So, the year is new and there are no failures in keeping your Oceana Website resolutions! We at the Website Committee wish you all the best year ever!! Here it is again - your webpage:

www.oceanaseniors.org

**Anita Romaine
President**

OCA Safety Committee



This section of the Highlights is reserved for the safety and security information to serve and protect the residents of Oceana. You have the right to read, or the right to have someone read it to you. This is important information.

The Safety Committee is in contact with Oceanside Police department. The OPD depends on technology to communicate with the citizens of Oceanside. If you have a smart phone or a tablet, you can download a free app called: My Oceanside. This app allows you to communicate with PD, and other city divisions like Code Enforcement.

So next time you want to report a car or RV that is illegally parked but don't want to call, use the My Oceanside app. And after reporting, send an email to the Office. Not before, after.

If you want a safe community you have to keep an eye out for everyone. And if you have a free hour a month, the Safety Committee needs members.

Email me for questions:
kellyb3305@gmail.com.

**Kelly Byrne
Safety Committee Chairperson**



Bedtime Stories When Dad's A Tax Preparer

Landscape Committee

Winter rains have been kind to us, saving us money on our water bills. The water has been off since our first rain in December except in certain areas that need water every day, such as the turf that was laid in unit 5 repairing the construction work that was done by SDG&E. We ask for rain every year. But be careful what we wish for. With the rains come the weeds. It will be an ongoing battle through-out the spring. The landscape vendor will be removing weeds during general maintenance.

It appears the landscape committee's budget for non-contract projects will be the same as last year. That means that we will not have much money to do all the projects we would like. We will be inspecting each unit and selecting areas that need improvement. Input from homeowners is always welcome.

Landscape committee meetings are held in the card room, the second Thursday of the month at 9:00 am. Homeowners are encouraged to attend and express any concerns they may have and to become more aware what is being done.

Please continue to use the green landscape service request form for service needed to general landscape maintenance and irrigation. These requests will be given to the landscape contractor for attention.

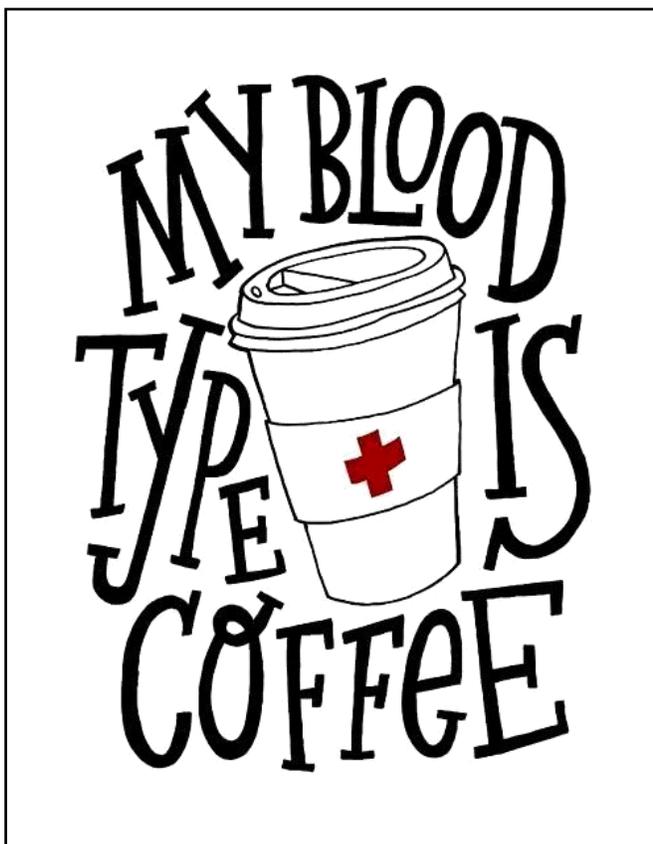
The committee and administration will continue to be available for Q&A in the clubhouse card room at 8:30am before the board meeting each month. Your questions will be addressed and further information will be provided at these forums.

Ray Jacobs, Chair

Activities Committee

We at Activities would like to see Oceana as not just your physical address and place to live but your community. Lord knows many groups of volunteers here work very hard to enhance and maintain Oceana's physical and financial health. We should all be grateful and supportive of their efforts. However, if all you are getting in return for your investment in Oceana is a place to reside, you are cheating yourself. This place is, and can be for you, much, much more. Let me explain.

I have just returned from a grand vacation. One of our experiences was a visit to a wonderful town just a short cab ride from Bristol England called Yatton. The residents of Yatton have a real sense of community. This shows in



how they greet each other and strangers. I attended Sunday mass at their church. After entering and looking around for where to sit, two lovely ladies welcomed me to sit with them. As mass began, I was introduced to the congregation as a visitor from San Diego. That morning I must have shaken the hands of at least 35 people. On my walk the next morning, it was "Good Morning", "Hello" or "Merry Christmas" from everyone I crossed paths with. I noticed they greeted each other in the same way. No grunts or ignoring each other. One fellow even stopped me saying "I know you, you are San Diego". We stopped and talked for several minutes.

One of the ways Community is built and maintained in Yatton is thru their common support of an activity. The English love their Rugby and Yatton has their own Rugby team and a Rugby club. Where we finance our activities thru Share and Wear profits, they build their community thru their support of their Rugby team. The place to be on a Friday evening in Yatton is at their Rugby club. Each Friday there is a meat raffle. The local butcher shop and other shop keepers donate prizes that are then raffled off. The raffles are very well supported. My Christmas Eve dinner of Pheasant and Roast Lamb was from our host's Meat Raffle winnings. Thru a common experience

... Notices & Reminders Continued from Page 7

and regular interactions and having fun with each other, a friendly and happy place to live is born. Activities will not be holding Friday night meat raffles, but we do have Thursday Morning Coffee. We will be sponsoring many events for you to attend.

If it's February, you can count on the Super Bowl. Why not watch it on the big screen in the Club House with your fellow football enthusiasts and residents. Everyone brings tailgate food to share and cheers loudly. If movies are your thing, come to the Oscar party. A train trip to China Town to experience the Chinese New Year is sure to prove both educational and a lot of fun. Join us on the 6th in the Clubhouse at 4:00 for Happy Hour. Of course, we will be at Thursday morning Coffee Hours for coffee, a pastry and a little entertainment. Thru your attendance and participation in these events you will make new friends, have a bit of fun and build the sense of community here at Oceana. We don't have a Rugby Team to support but we do have a lot of things to enjoy. It is not only events but a whole host of activities. Just look at the schedule in the middle of the Highlights magazine. There is plenty to choose from.

Keep your eyes open for coming events in the Spring. The "You Make it Sale" and Open House are coming. Remember to support Share and Wear. Don't cheat yourself by staying home, get out and join us you will be glad you did.

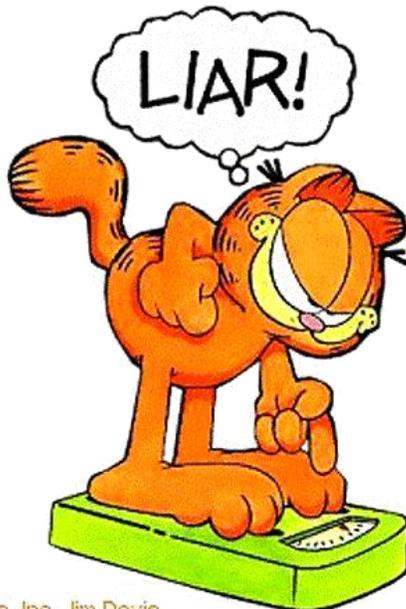
Charles Kruse, Chair

Our Choraleers



Caroling for the Holidays!

A Sign to Remember



Fake News?

© Paws, Inc. Jim Davis

We are saddened to report the death of Jackie Loesch at the home of her niece. Jackie lived for many years at 3747 VCS #92 and was an active Share and Wear volunteer. Our hearts go out to her family and friends.

Emerald Isle Golf Course



On February 3rd we will be hosting our 11th Annual Super Bowl Scramble Tournament! Sign up today as this event sells out every year.

**11TH ANNUAL
SUPER BOWL SCRAMBLE**

Sunday February 3th
2 Person Scramble

7:30 Am Rgistration & Breakfast
9:00 AM Shotgun Start

\$45 Per Player

Includes:
Green Fee
Cart
Breakfast
Prizes & Awards
Team Skins

SIGN UP TODAY!
(760)721-4700
www.emeraldislegc.net

- Friday live music on the patio continues in February and this month we will be introducing a couple new acts as well as menu specials. Call the golf shop for our schedule and reserve the table of your choice!
- Saturday, March 16th we will be hosting our first annual Chili Cook Off! If you have a secret recipe that is a sure thing, be sure to call us to reserve your spot in the cook off!
- Join us for happy hour Monday-Friday from 2pm-close - \$2 domestic beers, \$4 wines and \$1 off all craft beers
- Hungry and on the go? Call us for a take-out order from the Emerald Isle Grill! 760-721-4700



Holly & John, Curtis, Luke, Tracy, Cassidy, Henry, PJ, Mike, Russ, Natalie, Chuck, and Karl the puppy.

www.EmeraldIsleGC.com

Golf Shop Phone #:
760-721-4700

See You Soon!

A Bit of British Humor



A duck walks into a pub and orders a pint of beer and a ham sandwich.

The barman looks at him and says, "Hang on! You're a duck."

"I see your eyes are working," replies the duck.

"And you can talk!" exclaims the barman.

"I see your ears are working, too," Says the duck. "Now if you don't mind, can I have my beer and my sandwich please?"

"Certainly, sorry about that," Says the barman as he pulls the duck's pint. "It's just we don't get many ducks in this pub. What are you doing round this way?"

"I'm working on the building site across the road," Explains the duck. "I'm a plasterer."

The flabbergasted barman cannot believe the duck and wants to learn more, but takes the hint when the duck pulls out a newspaper from his bag and proceeds to read it.

So, the duck reads his paper, drinks his beer, eats his sandwich, bids the barman good day and leaves.

The same thing happens for two weeks.

Then one day the circus comes to town. The ringmaster comes into the pub for a pint and the barman says to him "You're with the circus, aren't you? Well, I know this duck that could be just brilliant in your circus. He talks, drinks beer, eats sandwiches, reads the newspaper and everything!"

"Sounds marvelous," says the ringmaster, handing over his business card. "Get him to give me a call."

So the next day when the duck comes into the pub the barman says, "Hey Mr. Duck, I reckon I can line you up with a top job, paying really good money."

"I'm always looking for the next job," Says the duck. "Where is it?"

"At the circus," Says the barman.

"The circus?" Repeats the duck.

"That's right," Replies the barman.

"The circus?" The duck asks again. "With the big tent?"

"Yeah," the barman replies.

"With all the animals who live in cages, and performers who live in caravans?" says the duck.

"Of course," the barman replies.

British Humor Continued on Page 24

Did You Know?



President's Day was originally designed as a celebration of George Washington's birthdate. In 1880, Congress voted to make this the first national holiday which honored an individual. In 1968, Congress enacted the Uniform Monday Bill to give workers as many long weekends as possible. This moved many holidays to a standard Monday each year. Many states were already honoring Abraham Lincoln's birthday, February 12th, and this celebration was combined with George Washington's birthday, for one federal holiday. It is observed on the third Monday in February each year.

Presidents Day Facts

- According to the Julian calendar, Washington was born February 11, 1732. The Gregorian calendar was adopted in 1752, changing Washington's birthday to February 22.
- George Washington was the Commander in Chief of the Continental Army, first U.S. President, and President of the Constitutional Convention.
- Since 1888, Washington's Farewell Address has been read aloud in the U.S. Senate on February 22nd.
- Presidents Day never falls on Washington's actual birthdate (Feb. 22). The third Monday in February can never be any later than February 21st.

President's Day Events and Things to Do

- Visit Mt. Vernon, VA, Washington's ancestral home and place of both he and his wife Martha's tomb. Admission is free on President's Day.
- Read George Washington's Farewell Address and reflect on his contributions to the United States.
- Read Abraham Lincoln's Emancipation Proclamation and reflect on his contributions to the United States.
- Visit the Lincoln Memorial in Washington D.C.

Oceanside Community Association

Board of Directors

General Session Minutes

October 31, 2018

NOTICE

Upon due notice, the members of the Board of Directors for the Oceanside Community Association met in General Session on October 31, 2018 at 9:30 am at the Association Clubhouse Auditorium, 550 Vista Bella, Oceanside, CA 92057.

CALL TO ORDER

President Joan Jeffrey called the meeting to order at 9:35 am

Pledge of Allegiance led by Vice President Carol Finkas

Secretary John Vogt read the video disclaimer
Roll Call was led by Secretary John Vogt

ATTENDANCE:

Present: Joan Jeffrey, President
Carol Finkas, Vice-President
John Vogt, Secretary
Charlie Wendt, Treasurer
Darrell Rocke, Director
Sherry Jarrett, Director
Steve Gillis, Director

Management: Patricia Orlando, CCAM
General Manager
Randy Newman, Maintenance Supervisor

AGENDA APPROVAL

The Board reviewed the General Session Meeting Agenda for approval. The agenda was amended. There was an addition under New Business, item D, discussion on December meeting date. Upon a motion made and seconded:

Resolved: To approve the General Session Agenda of October 31, 2018 as amended. Approved: Unanimous

HOMEOWNER COMMENTS (3-minute limit)

This allotted time is set aside for members attending the meeting to address business of the Association with the Board. A three-minute time limit is permitted. Issues presented at this time will be taken under consideration and, with Board agreement and direction, placed as a future agenda topic.

Resolved: To acknowledge that there were no homeowner comments.

APPROVAL OF GENERAL SESSION MINUTES

General Session Minutes of September 26, 2018

Upon a motion made and seconded:

Resolved: To accept the September 26, 2018 General Session minutes as present.

General Session Minutes of October 12, 2018

Upon a motion made and seconded:

Resolved: To accept and approve the October 12, 2018 General Session, One Topic Meeting Minutes as presented. Five members approved the minutes, one member abstained, and one member opposed. Director Darrell Rocke opposed the motion and Secretary John Vogt abstained. he was not present at this meeting.

GREEN CLOVER GOLF/EMERALD ISLE GOLF CLUB UPDATE

The Emerald Isle Golf Club representative was not present at this meeting. A written update was provided their monthly update in writing. The update included the following highlights:

- On October 22nd the golf club hosted 7 teams and 56 junior varsity girls for the Oceanside JV Invitational.
- Last Monday the golf club hosted the South "O" Golf Tournament, dinner and mini concert benefitting the Romeo Family who were natives of Oceanside, now living in Hawaii, and sadly lost their home during the Kilauea volcano this summer.
- Saturday, November 3rd the golf club is hosting an event for the MOC VFW Post 7041, raising funds for hospitalized veterans.
- The golf club will continue music night on Fridays from 4-6pm with Jerry Vincent playing this Friday November 2nd, as well as November 16th and 30th, and December 14th and 28th. BaRel and Lana will play alternate Fridays, also from 4-6pm.
- The golf club announced the addition of another member to the Emerald Isle team - Natalie Vivaldi. Natalie is a native of Oceanside and is currently playing on the Semetra professional ladies tour. She will be working with us for the next several months in her off season, until she heads back out on tour. Natalie has also started a junior clinic program and will be offering clinics on Thursdays afternoon and Saturday mornings.

Resolved: To acknowledge the Emerald Isle Golf Club update with no action necessary.

PRESIDENT'S REPORT

President Joan Jeffery reported that many things are occurring in these last months of 2018. President Jeffery went on to provide members with an update on the activities that are taking place throughout the community. Her update included the following highlights:

- Work has started on the garages in Unit #2 repairing them in preparation of painting. The shutters have been removed from homes and new ones are ordered and being painted as part of the home repair and paint project for Unit #2 as well. There have been some questions concerning the fact that all homes in the unit did not have shutters and they will not receive

new ones. It is difficult to say just when this occurred. It could have been an option the developers gave to original buyers or could have been an effort by developers to avoid a "cookie cutter" look in the community. We do not know. It should be understood by all owners that when repairs and painting take place in any of our units, only the existing trim will be repaired or painted. New features will not be added to homes in order to achieve sameness.

- We also are in the process of finalizing the budget for 2019. Countless hours of work on the part of Patricia, Randy, committee chairs and the board members have gone into this budget. We were hit with a few unexpected additions to the budget, such as the electrical and irrigation issues. Each year we are obligated to have a reserve audit; which is being finalized now. OCA is also obligated to mail to each owner the 2019 budget by the end of November. We are right on track to accomplish that.
- November is the time when a new nominating committee is formed. It is difficult to believe that another year has rolled by and we are facing board elections again in March. This year three board positions are expiring; Sherry Jarrett, Carol Finkas, and Steve Gillis who is finishing out Tom Trompeter's term. We encourage you to consider volunteering for this committee. The job is to scout potential Board of Director candidates, host some candidate forums and interviews, and oversee the election process. This committee is a vital part of our process of attracting good leadership for our community.
- You may have heard the management and board members speak about Davis-Stirling. This is a California Code of Law that we as an HOA must follow. It is extensive, complex, and in most cases will supersede our own documents. It governs how we meet, how we notify homeowners, establishes time-lines for correspondence on delinquencies and legal actions, how our money must be spent in regard to our reserves, and basically every aspect of how we may operate the association. At times it may seem that things move ever so slowly, but when faced with adhering to all the aspects of the code of law it is often the best we can do. Those laws were written for your protection and are much more stringent than many other states provide. Serving on the board is a demanding responsibility; however, the opportunity to assist our entire community improve is a reward in itself.

Resolved: To acknowledge the report provided by President Joan Jeffery noting no action necessary.

SECRETARY'S REPORT

Secretary John Vogt presented a brief Executive Session Summary of the meeting held on September 26, 2018. Topics of discussion included personnel matters, which comprised the announcement of a new porter, Joel Ortega. Additional items discussed included legal matters inclusive of delinquency and collection cases. The Board was provided an update on a potential insurance claim. Additionally, the Board approved a new employee health care provider and perma-liner training for two maintenance team members. Secretary Vogt noted that the Board approved changing the name of the Compliance Committee to the Compliance and Homeowner Hearing Committee. The name change was to show that this committee is also the normal avenue for OCA members to meet with the Board in order to discuss any matter. Members also have the right to appeal directly to the entire Board.

Resolved: To acknowledge the Secretary's report as presented with no action necessary.

TREASURER'S REPORT

Financial Report

Treasurer Charlie Wendt reported on the September 2018 financials providing information and a review of the Income & Expense Statement as well as an accounting of the reserve year-to-date expenditures. Treasurer Wendt noted that there is a healthy cash position. Investments are trending approximately \$23,000.00 ahead for the year.

Resolved: To acknowledge and accept the finance report as presented noting no further action is needed at this time.

Delinquency & Collections Status Report

The delinquencies as listed on the aging report were included in the monthly packet for Board review. Treasurer Charlie Wendt provided a recap of the current delinquency report. Treasurer Wendt noted that the Board, in Executive Session today, is being asked to consider two accounts for bad debt write-off.

Resolved: To acknowledge the delinquency and collections status report as presented with no action needed at this time.

Fine Report

A listing of the unpaid fines that have been approved and applied to various members accounts was included with the monthly financials. It was reported that the Association collected \$272.00 in fine assessments during the month of September.

Resolved: To acknowledge and accept the report as presented noting no action needed at this time.

Lien Resolutions (2)

Pursuant to the Association's established Collection Policy and in accordance with Civil Code, to note two-member lien resolutions. The Board is being asked to approve a lien resolution on APN#160-211-24-00 and APN#160-360-12-00. Upon a motion

made and seconded:

Resolved: To acknowledge and approve a lien resolution for APN#160-211-24-00 and APN#160-360-12-00. Approved: Unanimous.

EXECUTIVE SUB-COMMITTEE REPORTS

Activities Executive Sub-Committee

The Activities Committee minutes were included noting the following new actions taken by the Executive Sub-Committee at the meeting held on October 2, 2018. Vice President Finkas noted that the Sub-Committee approved Janice Hernandez as a Share & Wear volunteer. The Sub-Committee further approved a new creative writing group, meeting on Monday mornings in the Art Room.

Resolved: To acknowledge and accept the report with no action necessary.

Architecture Executive Sub-Committee

The Executive Sub-Committee submitted minutes for the October 9, 2018 Architecture Meeting. The Committee & Executive Sub-Committee voted on items as follows: sixteen applications were approved. One application was approved pending inspection and input by the Maintenance Supervisor. (Additional details are included in the Executive Sub-Committee minutes.)

Resolved: To acknowledge and accept as presented the October 9, 2018 Architecture Executive Sub-Committee minutes and approvals noting no further action necessary.

Landscape Executive Sub-Committee

1) Vice President Finkas provided a short update on the Landscape Committee meeting of October 11, 2018. The Landscape Executive Sub-Committee met directly following the committee meeting. The Executive Sub-Committee approved six Association paid proposals. One proposal to be expensed to reserve with the others being expensed to the operating budget. There were no homeowner paid proposals considered this month. The Committee approved the updated plant palette.

2) Water Usage Report
The Water Usage Report for September was included.

Resolved: To acknowledge and accept the minutes as presented for the October 11, 2018 meeting. To further acknowledge and accept the Water Usage Report, with no action necessary.

Additional Committee Business:

Reserve Planning Committee - The Reserve Planning Committee (formerly FMARC), met on October 17, 2018. The Committee minutes of the October meeting were presented for Board approval. It was noted that Craig Libby and Marge Collins have resigned from this committee. Additionally, Director Darrell Rocke noted that the Reserve Planning Committee Charter is being presented for consideration of Board approval. Discussion took place. It was agreed that the charter should be modified

under the Facilities heading to state, RPC will inspect, investigate and develop plans for maintaining, repairing, replacing, and updating all facilities and common areas for which the Association is responsible. In addition to the signature line, there will be a line added so the signatory can also print their name. Upon a motion made and seconded.

Resolved: To acknowledge and accept minutes as presented noting the committee resignations. To further approve, with agreed upon modifications, the RPC Charter. Approved: Unanimous

Safety Committee - The Safety Committee September 19, 2018 minutes were included for Board review and consideration. The Safety Committee did not meet in October. It was further noted that the Safety Committee, continues to recruit for new volunteers and has approved the time of their future meetings for 6:00 pm.

OSERT - The OSERT Committee did not meet in October.

OCATV - The OCATV Committee did not meet on October 19, 2018. The committee did not submit minutes.

Unit Advisors - The Unit Advisors met on October 10, 2018. The minutes for the September 12, 2018 meeting were submitted for Board review and approval. This committee is one-month behind in submission of minutes due to timing. There were no new motions for the Board to consider.

Finance Committee - The Finance Committee met on October 15, 2018. Due to the timing of the meeting minutes are one-month behind. Included were the Finance Committee Meeting approved minutes from the September 17, 2018 meeting. Additionally, draft minutes from the October meeting which will be approved next month, were included as an FYI. Upon a motion made and seconded:

Resolved: To acknowledge additional committee business as presented. To approve minutes as presented. To note no action necessary at this time.

GENERAL MANAGER REPORT:

The General Manager reported that the administrative team continues to add updated information to the database and recently completed another audit of the Age Verification. It was reported that there are only 77 units that have not produced age verification documentation. The community has a compliance percentage of 92%. The administrative staff will continue to follow-up with the members that are missing documentation. As is required annually, the Annual Notice of Address, Representative and Rental Status was mailed to all members resulting in a return of approximately 300 forms. The Administrative team in preparation for the budget mailing and annual disclosure mailing, are in the process of updating the database with this information. The 2019 Budget and Annual Disclosures

will be mailed to all owners by the end of November.

There were 308 combined landscape, maintenance and administrative work requests submitted since last meeting. It was reported that the maintenance team continues the process of repainting the red stripes on fire lanes throughout the community. The team continues to work on electrical issues involving rewiring of pagoda lights. As pagoda lights are being repaired they are also being cleaned and repainted. The remodel to the women's shower and restroom located near the pool is scheduled to start during the first week of November. During the weekend of November 30, 2018, the clubhouse and outer buildings will be tented for termite treatment. Additionally, during the month of November two maintenance staff members will be trained on the Perma-lining so that we can continue to work on drain re-lining. Randy Newman, Maintenance Supervisor and the Farmers Insurance Inspector completed a community inspection. The inspection was positive with no immediate concerns and a few minor recommendations.

The Landscape team has reduced the watering to three nights a week, Monday, Wednesday and Friday. The Unit #1 slope has been reseeded and the landscape project above slope #1 has also been completed.

Resolved: To acknowledge the General Manager's report as presented; no action needed

UNFINISHED BUSINESS:

A. Unit #8, Houses #107 & #110 Repair Proposals

This project request began in 2017 with the homeowner in unit 8-#107 noting and reporting damage to the retaining wall, porch and patio cover unit 8-#110 and the planter box retaining wall of #107. A structural engineer and architectural firm inspected and provided plans and specifications for the repair of each home. Those specs were sent out to four contractors. Three contractors provided their proposals, Northwest Concrete, Matrix Construction and Prestige. Maintenance Supervisor Randy Newman provided his comparison and recommendations for each home. There were separate proposal submitted for each home. Discussion and Q&A took place. Board members agreed that there was enough information to move forward with #107. It was determined that further information related to the removal of the wrought iron enclosure at #110 was needed before a determination could be made. Management was asked to obtain more details and revised proposals excluding the replacement of the wrought iron. Upon a motion made and seconded:

Resolved: To accept the Prestige Construction proposal in the amount of \$11,000.00 for repairs to House # 107, agreeing that this project will not be scheduled until the start of

2019. To obtain revised proposals for House #110, eliminating the replacement of the wrought iron "cage" at the entrance to this home. To further note that House #110 will not be scheduled for repairs until mid-January 2019. Approved: Six members approved, one member abstained. Darrell Rocke abstained.

B. Approval of the Revised Architecture Guidelines

Board Members Darrell Rocke and John Vogt took the lead on revisions to the Architecture Guidelines and the merging of the newly submitted addendum with the guidelines. The Association's attorney provided input and updates in order to ensure compliance with current codes. With the past two addendum mailings, the Board was provided owner comments and recommendations. Where useful those recommendations were incorporated into this third revision. After mailing the third revision, two homeowners submitted comments which were present for Board review and consideration.

Resolved: To adopt the Architectural Residential Design Guidelines (which incorporate an addendum and attorney recommendations) (3rd revision) as an accurate reflection of the currently approved rules and guidelines. Approved: Six members in favor, one member opposed. Director Rocke opposed.

C. Unit #2 Repairs and Painting

It was reported that the Paint Committee completed their meetings with homeowners in Unit #2 and have provided color selections for all homes. RayCo has been working closely with Maintenance Supervisor Randy Newman on inspection of the completed wood repairs. RayCo will next begin repairs to the carports and then follow behind with the painting team. Homeowner will be notified if vehicles need moving, etc.

Resolved: To acknowledge the update with no action needed at this time.

NEW BUSINESS

A. Approval of the 2019 Reserve Study

General Manger Patricia Orlando worked closely with Maintenance Supervisor Randy Newman and RPC Chairperson Bruce Cowgill, to update the current reserve study. Each line-item in the reserve study was evaluated to ensure accurate costs and accurate projected life expectancies. Changes to the study included revised costs and schedules for the repair and painting of homes and carports within the community. The addition of estimated costs and time necessary to move forward with the completion of the electrical re-wiring project. Additionally, the landscape vendor provided an in-depth study of the current irrigation system with recommendations on needed upgrades and the timing involved for this major project. This information was submitted to the reserve analyst to include with his revisions. After a review of the updated report there were addi-

tions and corrections that were necessary. Management reported that the revised report was not completed by the analyst on time for this meeting and asked that this item be tabled for a special meeting once the study has been returned with all of the requested revisions. Upon a motion and seconded:

Resolved: To table the approval of the 2019 Reserve Study. To further note a special meeting will be scheduled and announced once the final report has been obtained from the analyst. Approved: Unanimous.

B. Governing Document Project

The Board was asked to consider and approve the formation of a Governing Docs Ad-Hoc Committee to continue the work that was started on the rewriting of the Association documents. Director Steve Gillis and Secretary John Vogt were asked to co-chair this committee. Discussion took place with a suggestion that communication take place by e-mail which would allow for community members to submit their ideas to the office so that all ideas can be forwarded to the committee for consideration. Upon a motion and seconded:

Resolved: To approve a Governing Documents Ad-Hoc Committee appointing Director Steve Gillis and Secretary John Vogt as Co-Chairs. To further note that e-mail communication will be encouraged. Approved: Unanimous.

C. RV Comparison Rates and Discussion on RV Lot Rental Rates

During this budget planning process, Director Sherry Jarrett took on the project of completing a review of the RV monthly parking rates at local storage facilities. A report was presented by Director Jarrett which provides rate and amenities for nine locations. There was a short analysis which projected additional annual income from the RV lot if rents were increased by \$25.00 per space. The Board was asked to and consider an increase in RV rates for the 2019 year. Discussion & Q&A took place. A motion was presented to increase RV monthly rates by \$25.00 per month. Secretary Vogt asked to amend the motion to a \$35.00 increase for 2019 bringing the rental rate to \$100.00 per space, per month. Director Vogt additionally asked the Board to consider another \$35.00 increase in 2020 for a monthly rate of \$135.00. Upon a motion and seconded:

Resolved: To approve amending the original motion. To further approve a \$35.00 increase to the monthly RV parking rates for 2019 and a second \$35.00 increase for 2020. Approved: Six members in favor, one member opposed. Treasurer Charlie Wendt opposed this motion.

D. December Meeting

Board members discussed their availability in December in order to determine an advantageous date for the December Board Meetings. Upon a motion and seconded:

Resolved: To schedule the December Board meetings on Wednesday, December 19, 2018. Approved: Unanimous.

ADJOURNMENT TO EXECUTIVE SESSION

President Joan Jeffery adjourned the General Session Meeting at 11:39 a.m. The next General Session is scheduled for Wednesday, November 28, 2018. The Board reconvened in Executive Session following this meeting.

Respectfully Submitted,

John Vogt, Secretary

Our Bylaws Say What?!



Did you know that our Bylaws say that

- A member "is entitled to attend that portion of the executive session in which the Board discusses the discipline of that Member."
- A member must "use procedures such as arbitration or mediation before resorting to litigation."
- Notification of meetings can be sent "through mail or by telegraph" or "published at least once in some newspaper of general circulation in the County."
- The Board secretary is to keep "a book of minutes" and is to "keep the seal of the Association in safe custody."

Attend the Governing Documents Review Committee meeting on Wednesday February 20 at 10:00 and/or 6:30 to learn other hidden gems in the Bylaws.

British Humor Continued from Page 19

"And the tent has canvas sides and a big canvas roof with a hole in the middle?" persists the duck.

"That's right!" says the barman.

The duck shakes his head in amazement, and says

"What the @*^# would they want with a plasterer??!"