

VARSIITY PARK HOMEOWNERS ASSOCIATION

May 15, 2023

To: VPHOA Homeowners

Subject: Introduction of New VPHOA Board Members and Project Update

Dear Varsity Park HOA Members:

We wanted to take this opportunity to introduce ourselves as your **new** Board Members since end of March 2023:

Laura Monteverde	President
John Dyke	Vice-President
Katalin "Kathy" O'Brien	Treasurer
Jamie Mitchell	Secretary
Naren Gunasekera	Member-at-Large

We are excited to work together to make Varsity Park the best community for all of us. **We would like to invite you to attend the next board meeting on Tuesday, May 23 at 6:00 PM**, and hope you will share your ideas, along with any issues you may have. There is no guarantee we can solve all issues, either quickly or long term, but we're open for discussion.

This is the first time in many years that Varsity Park HOA has had a full Board and we are already working hard on many projects as listed below:

- CTR Landscape Company has cleaned up many areas on Marquette Street including grinding roots where trees were previously removed and leveling out the soil. Additional areas will be cleaned up in the upcoming weeks.
- Repairs to the wrought iron fencing around all 3 pools have now been completed.
- Grinding of the raised sidewalks has started and the replacement of concrete where needed will start soon.
- Roofs are continuing to be replaced. Needless to say, the rainy weather put us behind schedule, but All-American Roofing is back on track and moving forward.
- AC wall units and ceiling fans are being installed in the Campus Park and Penn clubhouses.
- Exterior lights have been purchased to install at each clubhouse.

- Red curbs are being scraped and repainted throughout the community.
- In March, the pool furniture committee, led by Jennifer Geidel, received approval to purchase 2 tables with chairs, and 8 chase lounges for each pool— just in time for summer. Great job committee!
- A new committee has been formed, led by Daniel O'Brien, to update the Rules and Regulations document which was last updated in 1997.

This is just the beginning! We are looking at other projects/repairs/maintenance so we can prioritize. We want to get as many repairs as possible and maintenance done sooner rather than later.

We would like homeowners to participate in making our community a wonderful place to live. Please consider forming or joining a committee which can help us achieve our goals. Below is a list of committees we are looking to form:

- Insurance – better policy for less cost – all HOA's in California are seeing the same issues as VPHOA.
- HOA Dues – consider ways to keep monthly dues from increasing.
- Landscaping – For homeowners' associations, landscape planning is complex with the water restrictions and planting for fire safety.
- Tree removal and replanting. Problems exist not only for VPHOA but many cities all over Southern California that planted large trees with large roots in the wrong place years ago.

One important note: For buildings that haven't had roofs replaced yet – please note that satellite dishes are being removed as needed to do complete and proper repairs to the roof, fascias and other items involved with the roofing project. Once your roof is completed, you will need to contact your provider and they will reinstall for you. Please note that no satellite dishes can be mounted to the stucco.

Please inform John Snee at GM Management of any questions or issues you may have.

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