

DEANE GARDENHOME ASSOCIATION NEWSLETTER
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deanegardenhomes@yahoo.com
Summer 2014

Dear Deane Gardenhome Owners,

Greetings From your HOA board members! We bring the very best of wishes to each of our 139 Deane Gardenhome owners and their families for a joyous 2014 summer. This letter brings news from the *Annual Election*, and an opportunity to renew acquaintance with your neighbors who were elected to serve voluntarily on the Board of Directors for this oncoming year. Are your dues paid up to date? The dues for DGHA, \$400/yr., are quite reasonable compared to most other Associations. Approximately 80% of the budget goes for landscape maintenance.

You have probably noticed the new entry signs into Deane Gardens. They are a wonderful improvement and greatly enhance our neighborhood. The signs were a culmination of a three year budget plan specific to the improvement of the signs. There was extensive termite and dry rot damage to one of the walls. Both walls were retrofitted and repaired. We will also be painting all of the Association walls this Summer/Fall. As you can see the Board is very committed to the constant improvement of our lovely neighborhood.

We would like to ask that you please refrain from taping or otherwise attaching "Garage Sale" or other such signs on our freshly painted walls or new signs. In the past there have been tape marks and residue that remained on the walls as a result of hanging of these signs. There are street signs and telephone poles that can be used instead.

It is vital to the upkeep of our neighborhood that Homeowners pay their annual dues in a timely manner. Please review the new delinquency and collection policy included with this newsletter. Help us to keep Deane Gardens a beautiful place to live!

Meeting and Election The Election was held on April 24, 2014. The homeowners elected two candidates. Meet your board members for the year 2014-2015:

Ivan Hulka	President	714-580-5714	ivanhulka@yahoo.com
Richard Boemer	Vice President	714.962.7995	ryb422@earthlink.net
Kevin O'Connor	Treasurer	714-625-8408	oconnorwithano@hotmail.com
Lore Hynes	Secretary	714-323-4924	heyloreee@gmail.com
Joseph Mulvihill	Architecture Chair	714-968-1815	JoeLeonie@earthlink.net
Jim Edwards	Member-at-Large	714.376.1014	jcedwards926@gmail.com
John Howell	Member-at Large	714-968-6510	jhowell@socal.rr.com

We are very lucky to have the following homeowners volunteering their time to serve in the following capacities:

Martha Werth	Landscape Chair	714-334-4077	werthit2u@msn.com
Bobi Cuddihy	Accounting	714-962-4025	bobicuddihy@gmail.com

As your new Board, we will work hard to keep our community the unique and charming place that it is. We feel that a beautiful and livable community starts right outside all our front doors and by following the tenets of our Association, we all stand to benefit. We thank you for your cooperation in keeping our neighborhood in the good form we all deserve it to be.

Landscape Committee If you have taken note of our gorgeous common areas, you have Martha Werth to thank. She is now serving her *seventh* year as Deane Gardenhome Landscape Committee chairperson. The Landscape Committee is responsible to maintain the common areas. If you have any landscaping questions please feel free to contact Martha.

Architecture Committee The Architectural Committee is chartered to review and approve plans and specifications submitted by Homeowners for approval, as required by the *Declaration of Covenants & Restrictions of the Deane Gardenhome Association, Article IX, Sections 1 & 2*. These include, but are not limited to, house repainting, wall replacement and all new construction. If you have a question about architectural improvements, CC&R conformance, architectural plans, style compliance, or changes to paint colors, please contact Joe Mulvihill, Architecture Committee Chairperson.

President's Office We are excited to welcome our new President, Ivan Hulka. Ivan will preside over regular meetings of the Board, set policy, agenda, schedules, priorities, and assigns tasks. He will be monitoring the DGHA website deanegardenhomes@yahoo.com with the goal of better communication and early identification of situations needing attention.

Vice President's Office As our new Vice President Richard Boemer will share the responsibilities of the President's office in Ivan's absence and as delegated. He will coordinate with real estate and escrow authorities during changes in Gardenhome ownership, ensuring that new DGH buyers receive copies of the CC&Rs at an early stage in the transactions and that the escrow will include any obligations of both the seller and the buyer.

Treasurer's Office Treasurer Kevin O'Connor prepares and mails your regular dues statements, monitors timely collection of dues, does the banking and pays our expenses and taxes. One of the Treasurer's toughest jobs is to prepare the yearly budget, submit it for approval and make sure that spending stays within the budget. The DGHA has expenses which must be serviced regularly, such as Huntington Beach Municipal Services, the landscaping contractor, etc.

Secretary's Office Lore Hynes will return as Secretary for the Board, and is responsible to serve notice of meetings and proceedings of the Board and the General Membership, and to record the votes and keep the minutes. The Secretary's Office also handles general correspondence and record maintenance.

Member-at-Large Jim Edwards and John Howell will monitor the DGHA mailbox at the USPS station, tend and distribute the mail, support and assist the various board members as needed at board meetings.

HB Municipal Code Enforcement Often Homeowner's complaints relate to incidents governed by conventions in the HB Municipal Code, and not by the Association CC&R's. Violations to the HB Municipal Code for parking, animal control & trash handling are enforced by the City of HB. Contact data for some HB City services follows. Further information is listed at www.huntingtonbeachca.gov

HB Municipal Code Enforcement	375-5155	Parking Control, RV & Comm. Vehicle	536-5663
Animal Control, Licensing	935-6848	Rainbow Disposal, Days & Large Items	847-3581
Animal Control, Barking Dogs	935-6942	Graffiti Removal, Hot Line	960-8861
Shopping Cart Retrieval	800-252-4613	Street Sweeping, Days & Hours	960-4412

Our Thanks Thank you for the opportunity to serve the Deane Gardenhome community. Let us hear from you.

Most sincerely,
The Deane Gardenhome Board of Directors