

# seashore news



Published monthly by the Niguel Shores Community Association

FEBRUARY 1992

## NOMINATING COMMITTEE UPDATE

In the past month the Nominating Committee has compiled a list and contacted potential candidates for election to the Board of Directors in May.

If you are interested, or know of someone you feel would be a good candidate and interested, please leave word for the Nominating Committee at the Association office.

Dick Luedeke, Chairman  
NSCA Nominating Committee

## RULES AND REGULATIONS

Following procedure, revisions in the Association's Rules and Regulations or other governing documents are distributed with the Seashore News.

Attached are copies of parts of the Association's Rules and Regulations amended to reflect changes in rules pertaining to Architectural Fines. The attached pages are to replace any published prior to this date. Please keep them for reference.

## GARDEN HOMES ENTRY STRUCTURE PAINTING

As most of you are aware, the Board of Directors has authorized the repainting of all wooden structures. They will be painted the same color as now exists.

This work will begin on Monday, February 3, by an outside contractor. PLEASE be careful when driving on Atlantic. The crew will be using a scissors lift that must be parked in the street. The crew will put up warning barricades each day, and they would appreciate all drivers being careful.

It is expected that the work will take approximately three weeks to complete, depending on weather conditions.

Your help and cooperation are appreciated!

THE ADMINISTRATIVE OFFICE  
WILL BE CLOSED ON MONDAY,  
FEBRUARY 17TH.

NEXT OPEN NIGHT MEETING  
FOR COMMITTEE REPORTS  
WILL BE FEBRUARY 19, 8:00 PM

## JANUARY BOARD ACTIONS

1. Board will keep its first and third Wednesday meetings of each month. At the first Wednesday meeting, the Board will meet in closed session with the Association's attorney from 9 am to approximately 11 am. Once discussions are completed with the attorney, the meeting will be open to homeowners. (See article in this issue about new state laws).
2. Appointed homeowner George Williams to the Maintenance Committee.
3. Agreed to new contract for 1992 with Bonafide Security Service.
4. Agreed to new contract with R.F. Dickson Company to provide street sweeping service in 1992.
5. Ratified decision by General Manager to raise copier charge to 10¢ per page.
6. Gave approval for funding of four Maintenance Committee projects: (1) concrete curb and gutter repair on Dosinia at Periwinkle, (2) installation of infrared motion detectors at the community center, (3) installation of electric hand dryers in each locker room, and (4) installation of 200 ft. of drain line on Windlass Drive.
7. Gave tentative approval for the recently formed senior men's tennis league to reserve the tennis courts one day every other week for three hours.
8. Gave approval for the Mens Club to use the MPR on Sunday, January 26, for a Super Bowl Party.
9. Set fine for violation of Rule 3157 (see attached Rule 2711).

10. Turned down two claims for tire damage at entry gates.

11. Reaffirmed its position to support the Monarch Bay Resorts specific plan, but did not take a position on the issue of employee housing.

As of this month, the office staff will be posting the Board meeting agendas on the bulletin Board in the office two days prior to each meeting.

## SEA TERRACE TOWNEHOME ASSOCIATION I 1992 OFFICERS

The following officers were elected to the Board of the Association at the Annual Meeting held on January 16, 1992:

|                    |               |
|--------------------|---------------|
| President          | Andy Boush    |
| 1st Vice-President | Ian Ross      |
| 2nd Vice-President | Donald Fisher |
| Treasurer          | Bobbe Kahn    |
| Secretary          | Hal Therolf   |

Our thanks to Ron Lackey and Dave Hrisca, who have finished their terms on the Board.

A very special THANK YOU to Don Beaver who has completed nine years serving residents of Sea Terrace I. Also a thank you to Chris for taking all those phone calls. Don will continue serving as an advisor or consultant.

## TIME TO REMOVE CHRISTMAS LIGHTS!

If you have not already done so, please remove all Christmas lights from the exterior of your home. Both the Board of Directors and your neighbors will appreciate your prompt attention to this request.

NEW LAWS THAT AFFECT  
THE ASSOCIATION

Effective January 1, 1992, the California legislature passed several laws that affect our association. The Board of Directors will be complying to the best of its ability and with the advice of counsel.

Below is a summary of these new laws:

1. AB871 - Reserve Studies and Use of Reserves. This law will limit the use of reserve funds collected specifically for repair, maintenance, restoration and replacement of the major components which an association is obligated to maintain and for which the funds were previously established.

The Board is now required to conduct a reserve study every three years. A companion bill (AB623) will require specific information to be listed when the budget is released to homeowners.

2. AB839 - Conduct of Board Meetings and Distribution of Minutes. This law will require that membership meetings (annual meeting) be conducted in accordance with parliamentary procedure.

Homeowners now have the right to attend all Board meetings, except an executive session which is now limited to consideration of litigation, matters involving vendor contracts, personnel matters and disciplinary proceedings against a member.

Homeowners now have the right to copies of the Board meeting minutes, except executive

session, 30 days after the meeting has occurred.

To comply with the new laws listed above, the Board will be doing the following:

1. The Board will continue to hold its meetings on the first and third Wednesdays of each month. At the first meeting of each month, the Board will be meeting with staff and the Association's attorney in Executive Session from 9 am to approximately 11 am. Once the Board has concluded its executive session, the conference room door will be open, and homeowners may attend the remainder of the meeting.

At the meeting held on the third Wednesday, beginning at 6 pm, the doors will be closed if the Board is discussing any item under Executive Session. The Board will handle any of these items at the beginning of the meeting. Once concluded, the doors will be opened so that homeowners know they can attend the meeting.

The law mandates that homeowners may attend Board meetings; however, they cannot participate in the discussions/decisions of the Board. Homeowners are allowed only to observe and listen to the Board's business.

The office staff will be posting the Board agenda on the bulletin board in the office on the Monday prior to each meeting.

2. Homeowners who want a copy of any Board meeting minutes may contact the office staff during regular office hours. You may purchase a copy at 10¢ per page.

#### VOICE OF THE PEOPLE

Letters are welcome and limited to 200 words, typed if possible. Include name, address and phone number of writer. Refer to NSCA Rules #5221, 2, 3, and 4. The Seashore News assumes no responsibility for the content of any letter. Submission due before 7 pm on the 19th of the month.

#### 1992 STREET SWEEPING CONTRACT

The Board has signed on with R.F. Dickson Company for another year. However, the contract specifications have been changed to keep the yearly cost to an acceptable level.

Beginning in January, the cleaning schedule will alternate. During the odd numbered months, the contractor will be cleaning the streets as he has been doing twice each month. On the second Thursday and Friday, the street corners will be hand brushed and then he will clean the street with his sweeper. On the fourth Thursday, he will just clean the streets with his sweeper.

During even-numbered months, the contractor will be here only on the second Thursday and Friday. There will not be a cleaning on the fourth Thursday of the even-numbered months.

The best way to keep up with the cleaning schedule for the current month is to look in the Seashore News, as listed below.

#### STREET SWEEPING SCHEDULE

The scheduled dates for street sweeping in February are Thursday and Friday, the 13th and 14th. These dates are also noted on the attached calendar. If at all possible, you are requested to have your vehicles off the street on these dates to allow the street sweeper to do a thorough job.

Generally speaking, anonymous letters, inherently the province of cowards, should not be dignified by a reply, but in the case of the "neighbor" who objects to the "pollution" of wood-burning fireplaces, the argument is so ludicrous one can hardly ignore it.

So, timorous "neighbor," I agree to stop using my fireplace if you in turn will refrain from using or condoning the use of any or all of the following known air-pollutants: hair-spray, all aerosol sprays, including cologne, cleaning compounds, detergents, paint, nail polish, white-out, glue, driving a car or being driven, riding a bus, traveling by airplane, train or ship, having items delivered by UPS trucks or U.S. Postal Service vans, marking pens, trash removal by sanitation trucks, living in a community which permits leaf-blowers, gas-propelled lawn-mowers and gardeners' trucks, attending barbecues, or eating in restaurants which regularly charcoal broils food, permitting anybody to smoke in your presence, call 911, paramedics, or ambulances (rescue teams travel in fuel-propelled vehicles) -- ad infinitum.

Failing the above, my advice to our deplorably anonymous "neighbor" is to seek immediate residency in Arizona's new experimental hermetically sealed bubble community, where all pollution, except that affecting the brain, is officially outlawed.

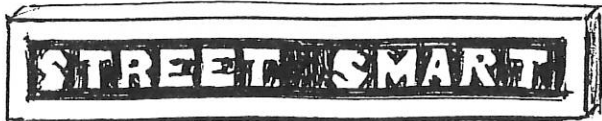
Peggy Phillips Bucci

## RECREATION COMMITTEE

The Recreation Committee has been contacted by Judy Curreri, Dana Point City Council Member, regarding a Festival of the Whales parade on Saturday, March 7. Participants in the parade in costumes or with appropriate banners are asked to arrive at the starting point next to Cannons Restaurant by 9 am. The parade will go down Santa Clara to Violet Lantern and across to the Plaza where it will finish.

The Committee is considering the possibility of entering a community sponsored float depicting a dolphin similar to the community symbol. Anyone interested in helping is asked to contact Ed or Doris Adams (493-4445).

Ed Adams, Chairman  
Recreation Committee

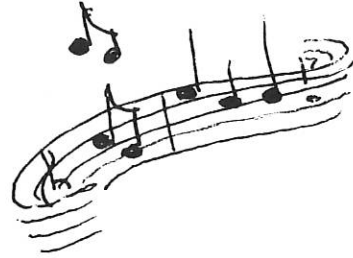


Brisbane Bay. Brisbane is the capital of Queensland, Australia.

Cabrillo Isle. Juan Cabrillo was a Spanish explorer who discovered San Diego Bay, Santa Catalina Island and the Santa Barbara Channel.

Capstan Drive. A capstan is a drumlike apparatus for hoisting anchors.

Cassandra Bay. In Greek mythology, Cassandra was a daughter of Priam, whose prophecies were fated by Apollo to be true but never believed.



## MUSICIANS

The Recreation Committee has been asked to see if we have people in the Shores who play musical instruments that think it would be to get together in the Rec Center one evening a month to play. Not for performances, but just to play together. If so, we would also need to know if someone would like to be responsible for setting the time, deciding on the music and ordering it. We would suggest first setting a date to get together and talk about it. If you are interested, please leave your name and phone number -- and what instrument you play -- at the office during the month of February. If there is enough interest, you will be called.



## FIRE ALARM!

1. REMEMBER to check as to whether there is life in your Smoke Alarm batteries. The Dana Point Fire Department suggests REPLACING BATTERIES twice a year when clocks are adjusted to/from daylight savings time.

2. REMEMBER to check that your chimney has the ability to stop sparks. This means that the flue should be covered at or near the top by a wire mesh with openings no larger than 1/2 inch.



#### MENS CLUB

February brings annual renewal of the Mens Club leadership as the Club has unanimously voted to elect the following officers for 1992. They are: President Don Ellis, Vice-President/Programs Grover Brown, Secretary Colby Thompson, Treasurer Bob Converse, and Golf Chairman Dave Lewis. All committee Chairmen will continue for another year and a special "thank you" goes to Chief Chef and Procurement Officer Ed Bieschke who continues to lead the kitchen brigade year after year. Thanks to all the other cheerful and willing volunteers who helped out during the past twelve months.

On February 4 we will hear from a learned expert on the disease AIDS. He is Dr. Gupta from the University of California at Irvine. Then on the 18th a representative from the Building Industry Association will talk to us about Open Space and Low Cost housing from an industry perspective.

The January Golf Tournament was played at Fallbrook on the 14th.

The best foursome consisted of Bill Merrithew, Dave Lewis, Bob Munz, and Fred Standefer. Bob Munz was closest to the pin.

#### WOMENS CLUB NOTES

The February 6 luncheon will start at 12:30 pm, followed by the guest speaker, Mr. Rob Cochrane, General Manager of Niguel Shores Community Association. Reservations are required. To make or cancel reservations, call Edie Newton, 493-6652, or Lois Salemi, 661-6891.

The Craft Class will meet February 13 from 10 am to 2 pm. Bring a brown bag lunch.

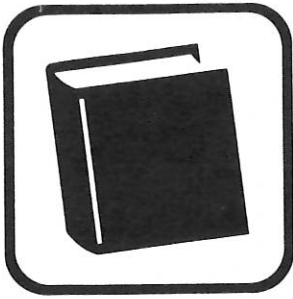
The TTO on February 20 will be a trip to Rancho Santa Fe. We will carpool from the Rec Center parking lot at 9 am. This will give us time for shopping prior to lunch at the Rancho Santa Fe Inn at 12:30. Advance reservations may be made at the February luncheon, or contact Marian Pearl before February 17 at 493-9500.

Mr. Douglass Beckett of Celebrations Flowers and Plants will be the guest speaker at the March 5 luncheon.

Lunch and a matinee at the Lawrence Welk Resort have been planned for the March 19 TTO. If we have a show of interest for this event at the February meeting, we will proceed with it. A lack of interest will mean a cancellation of the trip.

#### NIGUEL SHORES PAPER DRIVE

CASH THEM, DON'T TRASH THEM!  
BRING THEM TO THE RECREATION CENTER  
PAPER BUILDING ANY DAY OF THE WEEK.



BOOK DISCUSSION

The Page Turners spent January reading about life in the south of France with the help of Peter Mayle's reminiscences in A Year in Provence or Toujours Provence.

In February we shall delve into fictional novels based on the mythology of Ancient Greece. The selections, both by Mary Renault, are either The King Must Die or Bull from the Sea. Both of these books are available in hardback and paperback. The meeting will be on February 17 at 10:30 at the home of Marian Pearl, 33441 Cockleshell. Please call Marian at 493-9500 if you plan to attend. Dorothy Eubank will lead the discussion.



MOVIE NIGHT - FRIDAY, FEBRUARY 14

Take your family to a free night at the movies on Valentine's Day.

6 pm -- Children's Film: You're a Good Man, Charlie Brown. A full hour of entertainment, starring one of the twentieth century's favorite characters.

7:30 pm - Family Film: Home Alone. Voted one of the best films of last year; exciting, imaginative. A must for parents and grandparents!



ACHTUNG! ACHTUNG! YOU VILL ENJOY!

Es ist Oktoberfest im February.  
Du kommen? Ya Ya!!  
Mit frei Bier und Pretzzzzzels!

Join us at the Potluck on February 16. Let your taste buds go crazy with our Shore folks' German cooking and free draft beer.

Try to: Dress German!  
Eat German!  
Drink German!

Why wait until October? Let's live it up on the 16th. Bring your Valentine!

Remember, you vill enjoy.

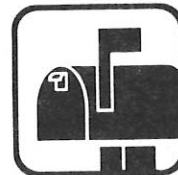
You must have reservations so there won't be any dry palates.

Sallie Armstrong A-G  
661-2093

Bob and Ann Lassleben H-M  
661-0500

Pat and Dorothy Long N-Z  
496-7417

Happy Hour 6 pm  
Potluck Dinner 7 pm



WANT YOUR NINE-DIGIT NUMBER?

Call this number to find out the four digits that follow the zip code 92629 for your particular address. 662-6465.

## WOMENS GOLF

Fancy Fern, that sly rascal who invented last year's only three-clubs-all irons torture which made a misnomer out of "Fun"-Day, did it again in January with a little horror calculated to make us pay full greens fees for playing only half a round. What WILL this cunning elf think of next?! The survivors who managed somehow to win awards are listed later in this article.

Next Fun-Day (and it had better be FUN!) will be held February 10 at Aliso Creek, followed by brown-bag luncheon at the home of Margaret Banerian. Call Frivolous Fern (458-8638) or Ann Lassleben (661-0500) at least a week in advance if you wish to participate.

Our Spring get-away will be held at Temecula Creek March 31 through April 2. These trips are always sold out quickly so make your reservations early by calling either of the hostesses, Joan Pender (496-1428) or Marge Dea (661-6816).

Regular Monday and Friday captains continue to be J.A. (496-7664) and Marge Dea (661-6816) respectively. Call them a week in advance for inclusion.

### JANUARY "FUN"-Day Awards

LO-GROSS: Margaret Bannerian, Fern Brooks  
Runners-up: Peg Bucci,  
Lucy Van Elzaker, Liz  
Kelsch, Kathy Cooper  
LO-PUTTS: Rose Marie Lawson,  
Bernice Zeigner  
MYSTERY GAME: Liz Kelsch, Kathy  
Cooper  
BIRDIE-OF-THE-DAY: Lydia Reeve,  
Pauline Ross.  
CRYING TOWEL AWARD: Bea Bonestell

### EXERCISE CLASSES

Starting in February, the Stretch and Tone classes held on Monday, Wednesday and Friday mornings at 9:00 will be extended to co-ed. We will also be adding an 8:10 am to 9:00 am class.

## COUPLES BRIDGE

What do you think of when you read these names?

Nick and Mary Martin  
Dick and Hope Luedeke  
Don and Jane Lutz  
Pete and Adelle Shanta  
Tom and Barbara Crist  
Bob and Terry Scott

Why, bridge of course. Those skillful and lucky couples were winners in January when we met on the 3rd and 17th. The new year started slowly but was in full swing by the third week when 39 players turned out for our Winter-fest buffet dinner, before the games began. John Knauf described it as being like "Old Home Week when you knew everyone there."

Credit for hosting on the 3rd goes to Roy and Lois Songer and on the 17th to the Luedeques, Knaufs and Maiers. Thanks must also be given to the guests for bringing the sumptuous buffet dishes and desserts.

We are scheduled for February 7th and 21st but have no volunteer chairmen for those dates. Call 496-9654 if you are available to help on those or other future times. Remember that the maintenance fellas set up the tables for us now, so it's easier than it used to be. By the way, aren't the new chairs beautiful and comfy?



### WEDNESDAY NOON BRIDGE

Bridge players welcome. Hostess Jeanne Wadkins, 496-0813. Please call for reservations. Play starts at 11:50 am.

Jan. 8: 1st - Virginia Brooks  
2nd - Bernie Baskin  
Jan. 15: 1st - Yetta Robbins  
2nd - Bernie Baskin





NEIGHBORHOOD EXCHANGE

Items for the Seashore News Neighborhood Exchange must be submitted by the 19th of the month together with a check payable to NSCA. (\$1.00 for each 20 words.) Forms for placing an ad are available at the Association Office.

**SOLID OAK CUSTOM-MADE FUTON.** Makes into a double bed. Ideal for a small room. Excellent condition. Will sacrifice for \$165. 493-3949.

**FURNISHED RENTAL:** Panoramic ocean view, 3 bedroom, 2 1/2 bath townhouse, large master bedroom suite, 2 fireplaces, double garage. (213) 874-3348.

**FOR SALE BY OWNER:** Ocean side of PCH, quiet 4 bedroom, 3 bath home. Open beam ceiling in family, dining, living rooms and master bedroom. 3 car garage, large lot. Ocean and Catalina views. \$795,000. 33725 Magellan Isle. 496-1700.

**WANTED TO RENT IN AUGUST:** 3 bedroom unit. Local references available. Phone 499-4212.

**IF ANYONE IS INTERESTED** in attending a community Passover Seder on the night of April 17, 1992, please contact Bobbe Kahn at 493-5203 to discuss plans.

**FOR SALE:** 48-inch game table, with 24-inch leaf, four leatherlike chairs. All five pieces, \$200. Call Don Beaver at 493-7430.

**WANTED:** A few good travelers to join a compatible N.S. group on a trip to Oaxaca leaving April 20. Call Doris at 493-4445.

**CELLO,** 3/4 size, ideal student instrument. Appraised at \$1200, will sell \$800 O.B.O., including bow. Janis, 380-9111.

**HOUSECLEANING.** Weekdays or weekends. No language barrier, community resident. Janis, 248-5638.

**WANT TO BUY:** Niguel Shores Townhome with at least one bedroom on the ground floor. Mr. & Mrs. J.C. Booth, 500 Lunalilo Homerd 23A, Honolulu, HI 96825. Call collect (808) 395-1421. Principals only.

**THREE PALM DESERT TIMESHARE WEEKS,** current season, 1,200 sq.ft., sleeps 4, beautiful, secluded condos. 493-0314.

**WALNUT DESK** with 2 drawers, 48 x 29 1/2, \$50. Piano, walnut Melvill-Clark spinet, \$150. 661-8177.

**FOR SALE:** Gautier twin bed with 2 large drawers. Natural wood with white laminate, \$350. 240-1869.

**FOR SALE:** 2 twin size Mickey Mouse comforters; 1 twin size Minnie Mouse comforter, \$20 each. 240-1869.

**GET ORGANIZED!!** Are you tired of being overwhelmed by all the tasks required in running a home or small business efficiently? Are you aware of how much time you spend performing your own bookkeeping and file management activities? Join our exclusive group of clients who enjoy our unique and convenient service. Call today and begin to have paperwork peace of mind. I have been a resident of Niguel Shores for 16 years. Call 493-7135.

**FOR SALE:** 27" Fischer color TV. Stereo, remote - bilingual. \$325. IBM PC 64K RAM, \$450. 6-Unit comp-key phone system 3 with speaker, \$375. Call 493-7135.

NSCA DIRECTORY

BOARD OF DIRECTORS

Dick Luedeke.....President
Lydia Reeve.....1st Vice-President
Bob Raymer.....2nd Vice-President
Sid Kahn.....Secretary
Bob Norton.....Chief Financial Officer

STAFF

General Manager.....Rob Cochrane
Assistant Manager/Controller.....Ivy Hsia
Secretary.....Joy Jungwirth
Receptionist.....Shirley LaBonte
Maintenance Supervisor.....Ed Manriquez

NSCA COMMITTEES

CHAIRPERSONS

MEETINGS

Architectural Control .....Lee Richards 1st & 3rd Thursday
Communication .....John Dickerhoff See Calendar
Community Relations.....Forrest Owen 3rd Wednesday
Finance .....Andrew Boush See Calendar
Landscape .....Tom Reath 4:00pm, 2nd Monday
Maintenance .....Norm Pomeroy 9:30am, 2nd Monday
Nominating .....Dick Luedeke See Calendar
Recreation .....Ed Adams 2:00pm, 2nd Wednesday
Traffic & Safety.....Bob Sewell 4:00pm, 2nd Wednesday
Tree View Blockage.....Carroll Cox 2:00pm, 2nd & 4th Monday
Board Advisory Group.....Lloyd Somerfield

OTHER ORGANIZATIONS

Sea Terrace Townehomes Assoc. I Sea Terrace Townehomes Assoc. II
Andy Boush, President Frieda Baskin, President
Ian Ross, 1st Vice-Pres. Pat Broering
Donald Fisher, 2nd Vice-Pres. Pat Long
Bobbe Kahn, Treasurer Melody Woods
Hal Therolf, Secretary Joanne Mitchell
Don Beaver, Assoc. Liaison Bernie Baskin, Treasurer

Mens Club
Forrest Owen, President

Womens Club
Jean Wells, President

Paper Salvage Program
K.Russell Paslaqua,
Project Manager

NIGUEL SHORES COMMUNITY ASSOCIATION
33654 Niguel Shores Drive, Monarch Beach, Ca. 92629
493-0122

SEASHORE NEWS



Published monthly by the Niguel Shores Community Association and distributed without charge to the members as a means of keeping residents informed of NSCA Board actions and Community activities, and to encourage participation in Community affairs.

Editorial Staff - Communication Committee, Volunteer NSCA Members.
Layout Coordinators - Doris Adams and Betty Dickerhoff
Distribution Coordinator - Hardy Nisbet
Word Processing - Joy Jungwirth
Collation and Distribution - Shirley Smith, Volunteer NSCA Members.

The Communication Committee expends all reasonable effort to confirm the accuracy of statements in the News but assumes no responsibility for errors, omissions of fact or use of material that might be offensive in some way to members.

Contributions from NSCA committees, NSCA member organizations and individual members are welcomed. Submission due before 7 pm on the 19th of the month.



(02-01-92)

## 2711 Fines (01-15-92)

Fines may be levied by action of the Board of Directors, after notice and hearing, in accordance with the schedule below. Such fines shall become an obligation of the owner and shall be billed in the same manner as the quarterly assessments.

| Type of Violation   | 1st<br>Offense                                     | 2nd<br>Offense                            | 3rd<br>Offense  |
|---|--|---|---|
| <u>I Architectural Rules</u>  |  |   |   |
| A. Rule 3103<br>Failure to obtain<br>requisite approval<br>for modification     | Notice of<br>violation:<br>Request to<br>submit to | Failure to<br>submit:<br>\$100            | Failure to<br>submit:<br>\$200 plus<br>referral<br>to att'y             |
| B. Rule 3151<br>Non-permitted<br>antenna  | Notice to<br>remove                                | Failure to<br>remove:<br>\$100            | Failure to<br>remove:<br>\$200 plus<br>referral<br>to att'y             |
| C. Rule 3152<br>Improper backboard<br>construction/failure<br>to paint or stain | Notice to<br>correct/<br>remove                    | Failure to<br>correct/<br>remove:<br>\$50 | Failure to<br>correct/<br>remove:<br>\$100 plus<br>referral<br>to att'y |
| D. Rule 3157<br>Failure to observe<br>rule.                                     | Notice to<br>correct/<br>remove                    | Failure to<br>correct/<br>remove:<br>\$50 | Failure to<br>correct/<br>remove:<br>\$100 plus<br>referral<br>to att'y |
| <u>II Landscape Rules</u>   |  |   |   |
| A. Rule 4101<br>Failure to obtain<br>approval                                   | Notice of<br>violation/<br>request to<br>submit    | 2nd Notice<br>\$100                       | 3rd Notice<br>\$200 plus<br>referral<br>to att'y                        |

| Type of Violation | 1st<br>Offense | 2nd<br>Offense | 3rd<br>Offense |
|-------------------|----------------|----------------|----------------|
|-------------------|----------------|----------------|----------------|

II Landscape Rules

- |   |  |                       |   |
|---|--|-----------------------|---|
| B. Rule 4114<br>Failure to prevent encroachment of plant(s) on or over common area pedestrian walkways            | Notice of violation/<br>Request to correct | 2nd Notice<br>\$50    | 3rd Notice<br>\$100 plus referral to att'y        |
| C. Rule 4121<br>Failure to maintain landscape   | Notice of violation/<br>Request to correct | 2nd Notice<br>\$50    | 3rd Notice<br>\$100 plus referral to att'y        |
| D. Rule 4211<br>Add to, remove, or change plants on common areas, front yards or slopes maintained by Association | Warning                                    | \$50 plus restoration | \$100 plus restoration plus possible legal action |

III Tree View Blockage

- |  |  |                     |  |
|--|--|---------------------|--|
| A. Rule 4112<br>Exceeding height restrictions for pad-level plantings resulting in view blockage | Notice of violation/<br>request to cut trees | 2nd Notice<br>\$100 | 3rd Notice<br>\$200 plus referral attorney |
| B. Rule 4113<br>Exceeding height restrictions for slope plantings resulting in view blockage     | Notice of violation/<br>request to cut trees | 2nd Notice<br>\$100 | 3rd Notice<br>\$200 plus referral to att'y |

IV Community Center Facilities

- |  |                 |                                   |                                   |
|--|-----------------|-----------------------------------|-----------------------------------|
| A. Rule 5102, Para. 1-9<br>Failure to observe community center rules | Warning         | \$25 plus suspension for 24 hours | \$100 plus suspension for 30 days |
| B. Rule 5102, Para. 10<br>Vandalism of facilities                    | Costs of repair | \$100 plus costs of repair        | \$200 plus costs of repair        |

(02-01-92)

IV Community Center Facilities

| Type of Violation  | 1st<br>Offense | 2nd<br>Offense                | 3rd<br>Offense                |
|--|----------------|-------------------------------|-------------------------------|
| C. Rule 5102, Para. 11<br>Skateboarding prohibited in community center or in parking lot | Warning        | \$25 plus possible suspension | \$50 plus possible suspension |
| D. Rule 5103, Para. 1-18<br>Failure to observe pool rules                                | Warning        | Request to leave center       | \$50 plus possible suspension |
| E. Rule 5104, Para. 1-6<br>Failure to observe jacuzzi rules                              | Warning        | Request to leave center       | \$50 plus possible suspension |
| F. Rule 5105, Para. 1-4<br>Failure to observe sauna rules                                | Warning        | Request to leave center       | \$50 plus possible suspension |
| G. Rule 5107, Para. 1-13<br>Failure to observe Tennis Court Rules                        | Warning        | Request to leave center       | \$50 plus possible suspension |

V Vehicle Rules (05-01-91)

NOTE: The fine policy set forth below is in addition to the remedies open to the Association including but not limited to tow-away as outlined in Rule 6440C. Imposition of a fine is not a requisite to tow-away.

| Type of Violation  | 1st<br>Offense      | 2nd<br>Offense     | 3rd<br>Offense      |
|--|---------------------|--------------------|---------------------|
| A. Rule 6303<br>Abandoned/stored vehicle (CVC)               | Notice of Violation | \$50 plus tow-away | \$100 plus tow-away |
| B. Rule 6401<br>Failure to obtain and display visible permit | Notice of Violation | \$50 plus tow-away | \$100 plus tow-away |

| Type of Violation   | 1st<br>Offense                    | 2nd<br>Offense                    | 3rd<br>Offense   |
|---|-----------------------------------|-----------------------------------|--|
| <u>V Vehicle Rules (05-01-91)</u>   |                                   |                                   |  |
| C. Rule 6402<br>Double parking<br>prohibited  | Notice of<br>Violation            | \$50 plus<br>tow-away             | \$100 plus<br>tow-away   |
| D. Rule 6404<br>Failure to observe<br>prohibited parking<br>restrictions  | Notice of<br>Violation            | \$50 plus<br>tow-away             | \$100 plus<br>tow-away   |
| E. Rule 6406<br>Visitor parking in<br>restricted beach<br>parking lot   | Notice of<br>Violation            | \$50 plus<br>tow-away             | \$100 plus<br>tow-away   |
| F. Rule 6408<br>Boat, trailer or<br>mobile home parked<br>in excess of 24<br>hours  | Notice of<br>Violation            | \$50 plus<br>tow-away             | \$100 plus<br>tow-away   |
| G. Rule 6430<br>Failure to observe<br>posted traffic signs<br>or speed in excess<br>of 25 mph                                 | Notice of<br>Violation            | \$50 plus<br>tow-away             | \$100 plus<br>tow-away   |
| H. Rule 6435. Driving<br>motorized vehicle on<br>common area green-<br>belts, or over assoc-<br>iation landscape<br>material. | \$200 plus<br>costs to<br>repair. | \$250 plus<br>costs to<br>repair. | \$300 and<br>complaint<br>filed with<br>District<br>Attorney,<br>plus all<br>costs to<br>repair. |
| I. Rule 6512. Failure<br>to apply for gate<br>access package with-<br>in prescribed time<br>frame.                            | Warning                           | \$50                              | \$100 plus<br>suspension<br>of common<br>area priv-<br>ileges.                                   |

(02-01-92)

VI Animal Control

|    |  |  |   |   |
|----|--|--|---|---|
| A. | Rule 9102<br>Noise nuisance                | Warning                                      | \$25 plus<br>notice to<br>Animal<br>Control | \$50 plus<br>notice to<br>Animal<br>Control |
| B. | Rule 9103<br>Failure to restrain           | Warning                                      | \$25 plus<br>notice to<br>Animal<br>Control | \$50 plus<br>notice to<br>Animal<br>Control |
| C. | Rule 9104<br>Failure to curb/<br>clean up. | Warning<br>plus re-<br>quest to<br>clean up. | \$50  | \$100                                       |

VII Miscellaneous

|    |   |         |                                 |                                      |
|----|---|---------|---------------------------------|--------------------------------------|
| A. | Rule 9201<br>Littering or disposal<br>of trash, grass,<br>clippings, debris on or<br>around common areas. | Warning | \$100 plus<br>clean-up<br>costs | \$200 plus<br>costs                  |
| B. | Rule 9204<br>Placement of trash<br>containers for<br>collection   | Warning | \$25                            | \$50                                 |
| C. | Rule 6211<br>Failure to observe<br>Orange County skate-<br>board ordinance.                               | Warning | \$50                            | \$100 plus<br>possible<br>suspension |