

UPCOMING EVENT



REDONDO VILLAGE ANNUAL MEETING

Monday, June 30

Ken Nakaoka Community Center
1700 W. 162nd Street
Gardena

Directions

- > Head east on Redondo Beach Blvd.
- > Turn right (south) on Western Ave.
- > Turn left (east) on 162nd Street.
- > The Auditorium is on the right.
- > Park in the lot or on the street.



**Board of Directors
2002-2003**



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Annual Meeting rescheduled due to lack of quorum

The Annual Meeting of the Redondo Village Homeowners Association (HOA), which was originally scheduled for April 22, has been rescheduled for **Monday, June 30, 2003, at 7 pm**, due to the lack of a quorum.

You should have recently received a second mailing of proxy materials and an Annual Meeting notice. If you did not receive these materials, please contact Cammarata Management at 310/325-1110.

When you receive your proxy, it is important that you complete it, then mail it back. Alternately, if you know a neighbor who is attending the Annual Meeting, you may give it to him or her to bring to the meeting for you.

What follows is a basic Q&A that explains the proxy process and the importance of obtaining a quorum:



Q: What is a proxy?

A: A proxy is a way of allowing you, as a Redondo Village owner, to participate in the managerial decision-making process of Redondo Village. It's a document that allows your vote to be counted without your having to be physically present at the Annual Meeting. By submitting your completed proxy, you are authorizing other persons to act as your agent and vote *in the manner you request* at the Annual Meeting. In our case, the Board of Directors serves as Redondo Village agents.

Q: What is a quorum?

A: A quorum is the required number of votes needed to pass the proposals. At Redondo Village, a quorum is considered to be **50% + 1**. Since there are 65 homes in the complex, a quorum is reached when there are 33 votes. Because there were only 21 votes on the evening of the original Annual Meeting date, a general meeting was held instead, and the Annual Meeting was rescheduled for June.

Q: I hold one vote. Does it really matter if I turn in my proxy?

A: Yes!!! Every vote counts, especially since we have such a small number of homes. If residents don't vote, a quorum cannot be reached, as evidenced in April. If a quorum is not reached, a costly second mailing of proxy materials must be mailed, and a second Annual Meeting must be planned and held.

The fees associated with these activities come out of residents' HOA dues. This is a waste of funds for activities that should be conducted just once and then concluded.

**Coming Soon:
Association Website**

We are busy working on the Redondo Village HOA website. We anticipate a launch date of Fall 2003.

The website will be chock-full of information on Redondo Village as well as the community of Gardena. We will keep you apprised of our progress as construction moves forward on this exciting project!



Who Do You Call?

For matters such as common property maintenance, landscaping (except your backyard), broken sprinklers, complaints about noise levels, parking violations and barking dogs, call

Cammarata Management
310/325-1110

For questions about the structure of your home, call

JCC Homes
310/540-3990

Do you have any article ideas, comments or suggestions for this newsletter? Let me know.

Newsletter Editor
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310/551-5936

Besides the financial impact on owners of not voting, there is also a communal impact. By not voting, owners are making the decision to not participate in the governance of their community.

The HOA bylaws require that an annual meeting be held at least once a year for owners. Holding an annual meeting, however, is more than just fulfilling a bylaws requirement.

The annual meeting and proxy process allow owners to express their views on the Board of Directors' stewardship of the community, allows the Board to obtain owner approval of important matters, and provides a forum for the Board and owners to discuss the progress and direction of the community's business.

Q: What if a quorum is still not obtained on this second go-round?
A: If a quorum is still unattained, then a third mailing of proxy materials will be sent. The process will continue until a quorum is attained and, of course, your HOA funds will be used for this purpose.

Drafting of Redondo Village Rules and Regulations Completed

A few weeks ago, you should have received a 13-page mailing that contained the final draft of the **Redondo Village Rules and Regulations**. This document is an easy-to-read summary of important information culled from the Redondo Village Bylaws as well as the Covenants, Conditions and Restrictions (CC&Rs).

The Rules and Regulations cover a variety of topics, such as leasing and renting, fines, notices of noncompliance, pets, vehicles and parking, trash, pest control and architectural guidelines.

Below is a reiteration of the areas of responsibility according to the Rules and Regulations.

INDIVIDUAL HOMES

> Homeowner responsibilities include the following:
Interior maintenance/repair • exterior maintenance/repair (including roofs) • the backyard • perimeter walls and gates • exterior home lighting • individual driveways • plumbing from the home's main shut-off valve (including valve) • electrical associated with the home.

> Association responsibilities include the following:
Water associated with the home • landscaping in the front and on the side of the home.

COMMON AREAS

> Association responsibilities include the following:
Landscaping • trees • sprinklers • streets • front-entry gate • walkways • lighting • plumbing in common areas • sewage in common areas • electrical in common areas • perimeter walls in common areas.

If you did not receive a copy of the Rules and Regulations, you may obtain a replacement by calling Cammarata Management at 310/325-1110.