



The Pajaro Villager

February 2024

Official Newsletter of the Pajaro Village Homeowners' Association, Inc.

<https://pajarovillagehomeowners.com/>

Thank You Christine Kelsey



Christine joined the Board in December 2021 and was very active to get the files on HOA members up-to-date as required. Her previous professional experience as a negotiator of contracts for a large multi-national corporation has helped us understand the legal implications of the state and local laws involving HOAs and how we must comply with the laws.

With the help of Michele Chrisman and Celeste Silva, they contacted many members that did not have compliance documents in HOA office files. These required documents are deed of record, age verification and compliance to rules and regulations of our HOA. These forms are essential to maintain our ability to be an age-restricted neighborhood and ensure that rules and regulations are adhered to.

She developed an updated agreement to the lease of plots in the RV Lot that was overdue. The Architectural Review Committee was developed by her leadership that provide a valuable resource for Members to know the regulations for construction on their homes.

As her term winds down at the end of March, we want to thank her for her many hours of hard work that truly benefited our HOA and our neighborhood.



President: Christine Kelsey
Secretary: Michele Chrisman
Treasurer: Kathy Hartman
Member: Laura Miyazaki
PVHA Office: 288-0609

HOA CONTACTS

MMI: (408) 465-4655

Monday-Thursday 9am-4pm

Friday 9am-1pm

Admin: Brooke Aguilar X 2

Billing: Kim Corbari: X 6

Joseph DeHerrera: X 12

Emergencies: X1

Clubhouse Operations, Key Cards, Rentals:

Michele Chrisman 588-0735

Community Garden:

Victoria Williams 334-3165

HOA Events:

Laura Miyazaki 588-4926

Medical Equipment:

Steve Caldwell 818-1983

Library:

Peter Hirose 566-8324

RV Parking:

George Nunes 254-3451

Sunshine Coordinator:

Jeanie Mendez 247-5383

Website:

John Hardin 808-268-0359


Events and Classes

Sun	Mon	Tue	Wed	Thurs	Fri	Sat
<u>Jan 27</u>	<u>Jan 28</u> Chair Yoga By YouTube 9:30 am	<u>Jan 29</u> Fun Fit 2:30 pm	<u>Jan 30</u> Chair Yoga By YouTube 9:30 am	<u>Jan 31</u> Fun Fit 2:30 pm	<u>Feb 2</u> Chair Yoga 9:30 am 	<u>Feb 2</u>
<u>Feb 4</u>	<u>Feb 5</u> Chair Yoga By YouTube 9:30 am	<u>Feb 6</u> Fun Fit 2:30 pm	<u>Feb 7</u> Chair Yoga By YouTube 9:30 am Card Club 1pm	<u>Feb 8</u> Fun Fit 2:30 pm	<u>Feb 9</u> Chair Yoga 9:30 am	<u>Feb 10</u>
<u>Feb 11</u>	<u>Feb 12</u> Chair Yoga By YouTube 9:30 am	<u>Feb 13</u> Fun Fit 2:30 pm	<u>Feb 14</u> Chair Yoga By YouTube 9:30 am Card Club 1pm 	<u>Feb 15</u> Fun Fit 2:30 pm	<u>Feb 16</u> Chair Yoga 9:30 am 6-8pm 	<u>Feb 17</u>
<u>Feb 18</u>	<u>Feb 19</u> Chair Yoga By YouTube 9:30 am	<u>Feb 20</u> Fun Fit 2:30 pm	<u>Feb 21</u> Chair Yoga By YouTube 9:30 am Card Club 1pm	<u>Feb 22</u> Fun Fit 2:30 pm	<u>Feb 23</u> Chair Yoga 9:30 am	<u>Feb 24</u>  SOUP POTLUCK 1-4PM
<u>Feb 25</u>	<u>Feb 26</u> Chair Yoga By YouTube 9:30 am	<u>Feb 27</u> Fun Fit 2:30 pm	<u>Feb 28</u> Chair Yoga By YouTube 9:30 am Card Club 1pm	Feb 29 Fun Fit 2:30 pm	Mar 1 Chair Yoga By YouTube 9:30 am	Mar 2



Potlucks have a New Day and Time

The fourth Saturday of every month will be a potluck from 1pm to 4pm

First Potluck of the year is SOUP! Bring a salad or dessert to share, your own plate, utensils and beverage. The Events Committee will provide the soups.



Board Election

Ballots for the two open positions on the Board of Directors will be mailed out by our Election Inspector, Pro Elections by February 2, 2024.

Ballots must be mailed to P.O. Box 390, Murphys, CA 95247 or hand delivered to 635 Bret Harte Lane, Murphys, CA and received by than 12:00 p.m. on March 6th.

DO NOT MAIL OR DELIVER TO THE HOA OFFICE

Ballots will be counted at the Annual Meeting scheduled for March 6, 2024 at 5:30 p.m. at the Clubhouse. Candidate statements and Election Information are available online at:

[Pro-ei.com/hoa/pvha](https://pro-ei.com/hoa/pvha)

All members are encouraged to attend the Annual Meeting at the Clubhouse or Zoom:

<https://us02web.zoom.us/j/86344928621?pwd=N1NUY0tDQkhpL3pDOVJ6Tm5GenUzdz09>

**Meeting ID: 863 4492 8621
Passcode: 273171**

**Or by phone
669.900.9128**

The candidates are:

- Beth Garrett
- Sandra Legallet
- Robin Russell
- Victoria Williams

We must receive a minimum of **130 qualified ballots** from our members to qualify our election. So please follow all instructions and turn in your ballot in by 12:00 p.m. on March 6, 2024.

January Board Meeting Highlights

- HOA Election 2024 will be handled by ProElections through the mail. Ballots will be opened at the March 6, 2024 meeting via Zoom. See article to the left for more details. A Candidate Forum on February 10, 2024 at 1:00 in the clubhouse.
- The Board will meet with any Member who has \$500 past due by 90 days in assessments/fees to set up possible payment plans in order to avoid collections.
- Pajaro Vista requested holding discussions about joining Pajaro Village for access to the clubhouse and other benefits.
- Clubhouse Outdoor Safety Improvements. Michele Chrisman will work with lighting and garden contractors to remove stumbling hazards.
- It is required to have RV Lot Insurance and Vehicle Registration. Homeowners and renters' liability insurance to be \$300,000 with Pajaro Village as an additional insured. Private vehicles to be insured for liability in accordance with State laws, with Pajaro Village as an additional insured. We will no longer require the vehicles in the lot to be registered; that is only a state requirement if they go on the road.
- RV Lot has 5 spaces available.
- Community Garden has 15 plots available.
- RV Lot, cut fence has been repaired, lighting and camera fixed. Wood fence has loose board that will be fixed.
- Sunshine Coordinator sent 1 sympathy card and 1 get well cards.

Thanking Volunteers

We are fortunate to have many volunteers that assist our HOA with day-to-day operations, activities, working on the Board of Directors, and maintenance.

These are our neighbors that take time away from their personal lives to help keep costs down and maintain the requirements we have as an HOA. We owe it to them to recognize their efforts and we must show encouragement and our appreciation.

Such as the efforts of Bob Turner who has assisted Michele Chrisman in the many needed task of Clubhouse repairs, cleanup, moving furniture and painting the women's locker room retaining wall.



John Hardin has taken on the Website to provide Members easy access to such documents as Board Meeting Agendas and Minutes, Financial Reports, Governing Documents, and other important information.



Thank you very much!



STOP THE CONSTRUCTION!

If you are planning on new exterior construction, landscaping your front yard or painting your home, you are required to submit a written plan for Architecture Review and receive written permission before any construction or painting or landscaping begins.

Forms are available in the Clubhouse lobby. Feel free to call the HOA Office at **831.288.0609** for more information.

A thought to ponder:



"People with a sense of humor tend to be less egocentric and more realistic in their view of the world and more humble in moments of success and less defeated in time of travail"

Bob Newhart

We need a Newsletter Editor



We are looking for someone with the talent to write and format our newsletter for the Board of Directors.

Send an email to PVHA@att.net



Grey Bears Needs Members to Pay Their Dues

Grey Bears volunteers brings bags of fruits and vegetables to its members in our neighborhood to the Clubhouse on Thursdays at 9am and delivers to people that cannot make it to the Clubhouse. Grey Bears is funded by membership dues and grants.

If you have not paid your dues, please contact them at 831-479-1055.