



Discoverer

January 2022

The Lake Don Pedro Owners' Association • 5182 Fuentes De Flores • La Grange CA 95329

FREE

President's Notes:

It's the beginning of the new year, 2022, can you believe it? Those of you in my age group are saying, "where has the time gone"? My youngest child is 55, how is that possible, when and how did she get older than me?

Some of us have our thoughts on new plans, new projects, new goals, and of course retirement. I find myself thinking about old and new things. Things I should have done, things I did and things I should not have done. Regardless of where you stand politically, it's getting hard to evaluate the repercussions of our changing society. We do, however, know it is a time for planning and looking forward again to a new, and hopefully wonderful, new year.

My thoughts as I am writing this are my goals for our Lake Don Pedro area. We live in a beautiful place. Our sunrises and sunsets are out of this world, no tall buildings to block the views, peaceful sounds of a cow mooing now and then, but we do, of course, have our problems.

We have an association that wants the best for our community and welcomes the member's involvement and suggestions to help us lessen some of those problems. We are only as good as the members will allow us to be. By attending our Association meetings at the Hacienda and giving us your support, our community will only improve and become even better than it now is.

As some of our new residents may not know, we have at the Hacienda a beautiful pool and play area for the children and an exercise room with state-of-the-art equipment, all of which is free to use provided member's accounts are paid current. We also have the large Pavilion Hall, the smaller Lounge Hall and the two apartments for use or rent by friends and family. The rental rates for members are very reasonable in comparison to other facilities. We have also been working on El Prado Park, so come

this spring it will also be a great place for picnics, a great place for the kids and adults to hang out and enjoy.

I am hoping that you will find time to come to the Hacienda Office, to meet the staff and check out the facility. I think you will be surprised how your annual dues of \$100 is working for you.

Our next Association meeting is scheduled for Wednesday, January 12, 2022 at 6:00 pm at the Hacienda (5182 Fuentes de Flores, La Grange, CA 95329). Hope you can make it.

LDPOA OFFICE HOLIDAY CLOSURE SCHEDULES



DECEMBER 2021 – HAPPY HOLIDAYS!

Office Closed Dec. 23rd - Dec. 26th (Thur – Sun)
Office Open on Dec. 27th - Dec. 29th (Mon – Wed)



JANUARY 2022 – HAPPY NEW YEAR!

Office Closed on Sat., Jan. 1st
Office Opens on Mon., January 3rd

CDPH Requires Masking for All Public Settings to Slow the Spread of COVID-19 in Response to Increasing Case Rates and Hospitalizations

CA Department of Public Health (CDPH)

Date: December 13 & 14, 2021

Number: NR21-352

Contact: CDPHpress@cdph.ca.gov

Beginning December 15, CDPH will require masks to be worn in all indoor public settings irrespective of vaccine status through January 15, 2022, at which point California will make further recommendations as needed in response to the pandemic.

CDPH also issued a new travel advisory effective immediately to recommend that all travelers arriving in California test for COVID-19 within three to five days after arrival, regardless of their vaccination status.

“Our collective actions can save lives this holiday season. We are already seeing a higher level of transmission this winter and it is important to act now to prevent overwhelming our busy hospitals so we can provide quality health care to all Californians.

December 14, 2021 Update:

Do fully vaccinated people also have to wear masks?

Yes, the updated guidance requires all individuals to wear a mask in all indoor public settings where the updated guidance applies, regardless of vaccination status. In certain settings, well-fitted surgical masks or respirators are also recommended. See full CDPH Masking Guidance for more information.

Do “indoor public settings” include local board and commission meetings?

Yes, board and commission meetings are indoor public settings.

How does a business verify if someone meets a masking exemption?

Businesses may deem a customer, guest or attendee to have self-attested that they have met an approved masking exemption, if the business has prominently displayed signage prior to entry explaining the masking requirements for all individuals to wear a mask and the individual enters

the business premises without wearing a mask.

No person can be prevented from wearing a mask as a condition of participation in an activity or entry into a business.

How would a business provide information to their customers about mask requirements?

A business may post a sign or placard at the entrance to their business notifying customers of the mask requirements. Additionally, businesses may post such information on their website or at point of ticket sale prior to entry or notify their members of masking requirements.

Who is exempt from wearing a mask?

The following individuals are exempt from wearing masks at all times:

- Persons younger than two years old. Very young children must not wear a mask because of the risk of suffocation.
 - Persons with a medical condition, mental health condition, or disability that prevents wearing a mask. This includes persons with a medical condition for whom wearing a mask could obstruct breathing or who are unconscious, incapacitated, or otherwise unable to remove a mask without assistance.
 - Persons who are hearing impaired, or communicating with a person who is hearing impaired, where the ability to see the mouth is essential for communication.
 - Persons for whom wearing a mask would create a risk to the person related to their work, as determined by local, state, or federal regulators or workplace safety guidelines.
- Additionally, exceptions to the universal masking requirements apply in the following circumstances in specified settings:
- Masks may be removed while actively eating or drinking.
 - Persons who are working alone in a closed office or room.

LDPOA Calendar of Events

For up to date info check our FaceBook page at: facebook.com/ldpoa

For the Hacienda Calendar go to our website at: www.ldpoa.com

Office Schedule:

Monday, Tuesday, Wednesday, Friday & Saturday from 9 am – 4:30 pm.

Closed on Thursdays & Sundays.

January 2022

LINE DANCING
EXERCISE CLASS IS
ONGOING

1
Saturday
• OFFICE CLOSED. NEW
YEARS DAY HOLIDAY

8
Saturday
• Lounge Reserved

11
Tuesday
• ACC COMMITTEE
MEETS

12
Wednesday
• BOARD MEETING
SCHEDULED, 6PM AT
THE HACIENDA

15
Saturday
• Odd Fellows Crab Feed –
Pavilion & Kitchen

20
Thursday
• DP Sewer Rate Increase
Meeting 6pm

22
Saturday
• Lounge Reserved

29
Saturday
• Pavilion, Kitchen &
Lounge Reserved

February

LINE DANCING EXERCISE
CLASS IS ONGOING

8
Tuesday
• ACC COMMITTEE
MEETS

9
Wednesday
• BOARD MEETING
SCHEDULED

February

12
Saturday
• Pavilion & Kitchen
Reserved

21
Monday
• OFFICE CLOSED -
PRESIDENTS DAY
• Apt A & B Reserved
2/21 - 2/22

22
Tuesday
• Pavilion Reserved

26
Saturday
• Kitchen & Lounge
Reserved

March

LINE DANCING EXERCISE
CLASS IS ONGOING

5
Saturday
• Pavilion, Lounge & Kitchen
Reserved

8
Tuesday
• ACC COMMITTEE
MEETS

9
Wednesday
• BOARD MEETING
SCHEDULED, 6PM AT
THE HACIENDA

11
Friday
• Pavilion & Kitchen
Reserved
• Apts A & B Reserved
3/11 - 3/12

26
Saturday
• Lounge & Kitchen
Reserved
• Apt A Reserved
3/26 - 3/27

FOR YOUR INFORMATION:

For owners who install a security system at your property remember that you need to re-new your registration with the Sheriff's office each year.

Also, regularly test your system because if sheriff's personnel are dispatched to check a false alarm you will be billed for the dispatch.

AVOID THE MANDATORY INCREASE IN COLLECTIONS CHARGES BEGINNING JANUARY 1, 2022

Due to a change in California law as of January 1, 2022 we will no longer be allowed to handle our own delinquent account collections but must outsource to a professional collections agency. This will automatically add at least \$1500 in fees to the account being collected.

In addition, when once an account is submitted to a collection service the Association can no longer offer payment plans or waivers of any charges.

THINGS HAVE LOOSENED UP FOR EVENTS & GATHERINGS. HOWEVER, UNVACCINATED PERSONS ARE STILL REQUIRED TO WEAR MASKS INDOORS AT PUBLIC OR COMMERCIAL ESTABLISHMENTS.

SO, ANYONE WHO ENTERS OR USES THE HACIENDA FACILITIES WITHOUT A MASK IS ATTESTING THAT THEY ARE FULLY VACCINATED.



Lake Don Pedro Owners' Association
Pam Hatler, Office Manager
5182 Fuentes de Flores, La Grange, CA 95329

Rates for various services from Lake Don Pedro Owners' Association

| Hall and apartment rentals | | Office rental information | |
|---|---------------------------------|---------------------------|-------------|
| | <i>Member Non-Member</i> | | |
| Pavilion (43' x 80') | \$250* | \$800 | |
| Lounge (47' x 21', 32' x 19') | \$25* | \$300 | |
| Kitchen | \$50* | \$100 | |
| REFUNDABLE DEPOSITS FOR EVENT RENTALS: (Deposits will be refunded if there are no damages & clean up standards are met) | | | |
| Pavilion | \$100 | \$500-1000** | |
| Lounge | \$50 | \$500-1000** | |
| Kitchen | \$50 | \$250 | |
| RENTAL RATES FOR APARTMENTS (Deposits are refunded if there are no losses or damages and rental rules are followed) | | | |
| Apartment "A" (Upstairs, sleeps 8 people) | | | |
| | <i>Member Non-Member Season</i> | | |
| Daily Rate | \$175 | \$250 | April - Sep |
| Weekly Rate | \$1,050 | \$1,500 | |
| Daily Rate | \$125 | \$200 | Oct.-Mar |
| Weekly Rate | \$700 | \$1,200 | |
| Deposit | \$175 | \$250 | |
| Apartment "B" (Downstairs, sleeps 6 people) | | | |
| Daily Rate | \$150 | \$180 | April - Sep |
| Weekly Rate | \$900 | \$1,080 | |
| Daily Rate | \$100 | \$150 | Oct. - Mar |
| Weekly Rate | \$550 | \$850 | |
| Deposit | \$150 | \$180 | |
| Rev 02/15 | | | |



| | | | |
|----------|-----------|-----------|-------|
| Office 1 | 9x12 | Leased | \$162 |
| Office 2 | 11x12 | Leased | \$198 |
| Office 3 | 8x17 | Leased | \$204 |
| Office 4 | 8.25x12.5 | Available | \$155 |

Office Services

| | |
|------------------|-------------------|
| Fax - To receive | \$0.50 per page |
| Fax - To send | \$1.00 per page |
| Copies | 10 cents per page |

*Two member benefits: Free personal use of the Lounge once (1) per year & free personal use of the Pavilion once (1) every three (3) years. (Subject to availability.)

Additional member bookings are charged at the stated rates. Deposits are required for all rentals and insurance for events over 50 people.

**If alcohol will be served: • deposit is the higher amount • you must provide insurance. Security is recommended.

Note: If you are renting space for an event the following may be used (subject to availability) for no additional cost: courtyard, front lawn, lawn/fountain area, barbecue.

NON-PROFIT ORGANIZATIONS: Will be allowed free use of the Pavilion twice per year and the Lounge twice per year (as scheduling permits). Each additional use will require a Use Fee of \$50 (Pavilion) and \$25 (Lounge) to cover utilities and maintenance.

Deposits, completed Use Agreement forms & insurance coverage are required each time.

Office Hours: Mon, Tues, Wed, Fri. - 9am - 4:30pm
Sat - 9am - 1pm; CLOSED Thursday & Sunday
(Phones are silent Noon - 2pm)
Ph: 209 852-2312 • **Fax:** 209 852-2771
Email: info@ldpoa.com • **Web:** www.ldpoa.com

2022 Annual Dues are \$100 and are due July 1st

DID YOU MOVE IN THE LAST YEAR?
Please make sure we have your correct mailing address!
Contact the LDPOA office at 209-852-2312 or info@ldpoa.com

Accounts with unpaid Dues for 2021 will be charged a \$10 Late Fee on Aug. 1st
On Sept. 1st monthly interest charges start to accrue on the unpaid dues

Accounts that have set up a Payment Plan can avoid further fees
as long as payments are current.
We will work with you.

Important Information

- The General Board Meetings are regularly scheduled on the 2nd Wednesday of the month at 6:00. **The next meeting is scheduled for Wednesday, January 12th at 6pm at the Hacienda.**
- The ACC (Architectural Control & Compliance) Committee meets monthly to issue permits. **The next ACC meeting will be on Tuesday, January 11th.** Please send submissions to the LDPOA office by **Friday, January 7th** to assure being included on the ACC agenda.
- Attention: Do you have a special request for the Association?** Any party or group with a special request for the Association must submit the request to be approved at a Board Meeting and be present at the meeting in order to obtain approval.
- Please Note:** Requests must be listed on the agenda in order to be considered at a board meeting. **The agenda is set one week before the meeting.**



Discoverer is delivered free to all members of the Lake Don Pedro Owners' Association.

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Change of Address

It is the responsibility of Lake Don Pedro property owners who have moved, or who will move soon, to send a change of address notice to keep important Association mailings and the Discoverer coming. Please use the form to the right.

Official Publication of the Lake Don Pedro Owners' Association
Published at the beginning of each month

BOARD OF DIRECTORS

| | |
|----------------|------------------|
| Phyllis Cotta | Assoc. President |
| Douglas McLain | Vice President |
| Dennis Dias | Board Secretary |
| Jesse Forgues | Treasurer |
| Richard Perry | Director |
| Mike Rash | Director |
| Larry King | Director |

Correspondence to the Board or Association should be sent to:

info@ldpoa.com

Lake Don Pedro Owners' Association
5182 Fuentes De Flores, La Grange, CA 95329

Administration office hours are:

Mon, Tues, Wed, Fri - 9 am to 4:30 pm.

(Answering machine on Noon - 2pm)

Sat - 9am - 1pm

Closed Sunday and Thursday

Moving? Please notify the LDPOA!

You may contact us by: email info@ldpoa.com, our website at www.ldpoa.com by phone 209.852.2312 or mail at 5182 Fuentes de Flores, La Grange, CA 95329

Be sure to include the following information:

*Owner's Name

Account or Lot #

*Old Address

Multiple Lots?

*New Address

Phone and/or **Email:

* Indicates information required to update account

** If supplied a confirmation of change will be sent.