

## DeAnza Mobile Home Park Homeowners Association

### Minutes of the Meeting held on Saturday, May 17, 2025

**HOMEOWNERS ASSOCIATION (HOA) OFFICERS PRESENT:** Margaret Gannon (President), Tom Scully, (Vice President) and Jerry Zanzinger (Treasurer).

**DIRECTORS PRESENT:** Dave Allenbaugh (Emergency Response), Don Payne (Policy and Procedures), Candi Walker (Park Concerns), Lorraine Smith (Communications)

**OFFICERS ABSENT:** Debbie Loveland (Secretary)

**OPEN POSITIONS:** GSMOL

**GUEST SPEAKERS:** SCFD Dara Herrick: Fire Captain Engineer: Thomas Bischoff  
Fire Fighter/Paramedic: Andy Wise  
USCS Fire: Nick Otis, Fire Marshall Natural Bridges Ranger: Tyler Knapp

**ATTENDEES:** 31 Residents plus Board Members

#### **ROLL CALL OF BOARD MEMBERS:**

**President Gannon** introduced herself followed by the other HOA Board present introducing themselves and their positions.

**WELCOME TO RESIDENTS/MEMBERS:** Kelly Smith and Mike Moretto Sp 118

#### **Meeting Discussions:**

The meeting focused on home safety and evacuation procedures. Key points included the importance of having smoke detectors, carbon monoxide detectors, and fire extinguishers, with specific recommendations for placement and maintenance. Response times for local fire stations were discussed, highlighting a less than eight-minute response time. The "six P's" of evacuation were emphasized: people, pets, important documents, prescriptions, valuables, and money. Concerns about vegetation management near homes and parks were raised, with suggestions for fuel reduction and coordination with state parks. The meeting also covered the use of emergency notification systems and the importance of community engagement in emergency planning. The meeting discussed issues related to park management, including the reduction in ranger numbers from 60 to 28, with six positions vacant. There was a focus on defensible space rules and targeted enforcement efforts, particularly around natural bridges. A resident reported a delayed response to a beach fire emergency, which was attributed to jurisdictional complexities. The meeting also highlighted the importance of having the ELS emergency plan and announced a free CPR class on June 7 with 20 openings. Additionally, an acclamation election was held for board positions due to a lack of candidates.

#### **Action Items**

- Participants to check if their smoke detectors are working properly and replace if needed.
- Participants to register their contact information for the reverse 911 system.
- Participants to review the community's emergency action plan and familiarize themselves with the evacuation procedures.
- Residents are to consider purchasing a fire extinguisher for their home.

- **Home Safety and Evacuation Information**

- Captain Herrick started the meeting, emphasizing the importance of home safety and evacuation information.
- Engineer Bischoff distributed information about evacuation and safety within the home, including the "Follow the Light" program and smoke detectors.
- The discussion includes the six P's of evacuation: people and pets, important documents, prescriptions, and other valuable items.
- Bischoff highlighted the importance of having a good escape route in the home, with clear and open exits.

## **Response Times and Emergency Procedures**

Captain Herrick explained the response times of local fire stations, noting that the closest station is less than eight minutes away.

A resident inquired about evacuation procedures during large fires, and Engineer Bischoff explained the role of reverse 911 calls and door-to-door evacuations.

Engineer Bischoff stated the importance of having a single point of contact during emergencies to disseminate information effectively.

## **Smoke Detectors and Carbon Monoxide Detectors**

- Engineer Bischoff explained the importance of having smoke detectors in every living space, including bedrooms and kitchens.
- The discussion includes the placement of smoke detectors, emphasizing that they should be placed high on ceilings for optimal detection.
- The need for combination smoke and carbon monoxide detectors was discussed, which are now commonly available with 10-year batteries.
- The conversation covered the importance of regular testing and cleaning of smoke detectors to ensure they function properly.

## **Fire Extinguishers and Personal Safety**

- Bischoff discussed the benefits of having a personal fire extinguisher in the home, especially in the kitchen.
- The conversation includes a demonstration of how to use a fire extinguisher, emphasizing the importance of aiming and pulling the trigger.
- He also mentioned the legal requirements for servicing fire extinguishers in public spaces, including the need for annual inspections and tags.

## **Vegetation Management and Fire Risk**

- Nick Otis explained the role of vegetation management in reducing fire risk, including the use of defensible space guidelines.
- The conversation covered the challenges of managing vegetation in sensitive areas, such as research plots and areas with endangered species.
- He also discussed the importance of coordinating with local fire departments and state agencies to ensure effective vegetation management.

- Nick Otis stated he would send a Power Point presentation for residents to view the protocol that UCSC adheres to for their fire safety.

### **Community Engagement and Emergency Planning**

- Nick Otis emphasized the importance of community engagement in emergency planning and preparedness.
- He highlighted the availability of resources and information on the UC Santa Cruz website, including wildfire awareness and community risk reduction.

### **Specific Concerns and Solutions**

Melisa Mulcahy raised concerns about fire risk from trees overhanging from Natural Bridges State Park into residential areas. Ranger Knapp suggested that state parks may be willing to conduct fuel management work, but it may take time and resources. He mentioned ongoing efforts to improve fencing and signage at Natural Bridges State Park to deter unauthorized access and reduce fire risk.

### **Defensible Space and Resource Allocation**

Ranger Knapp also mentioned the reduction in ranger numbers from 60 to 28 and the challenges in maintaining back areas of Natural Bridges. He discussed past targeted enforcement efforts and the involvement of resource crews in cleaning up camps.

Bob Malliet described a frustrating experience with 911 and the fire department regarding a beach fire.

Ranger Knapp explained the lack of an emergency dispatch center for state parks and suggested using 911 for non-emergency issues. Captain Herrick apologized for the long hold times and explained the dispatch process, emphasizing the need for clear communication. She clarified that calling 911 or the non-emergency line is the best option for reporting issues.

### **Emergency Plan and CPR Class Announcements**

Dave Allenbaugh emphasized the importance of having the ELS emergency plan and encourages residents to get a copy. He also announced a CPR class on June 7, with 20 openings funded by ELS and the HOA.

### **Election of Board Positions**

Margaret Gannon announced the need for an acclamation election for open board positions due to lack of candidates. The open positions include President, Secretary, GSMO Well Policy and Procedure, and Emergency Response. A show of hands confirmed the voting by acclamation was approved. Board members are: Margaret Gannon, President; Tom Scully, Vice President; Debbie Loveland, Secretary; Jerry Zanzinger, Treasurer; Don Payne, Policy and Procedures; Candi Walker, Park Concerns; Dave Allenbaugh, Emergency Response and Lorraine Smith, Communications. The position of GSMOL has not been filled.

The meeting was Adjourned at 12:45 pm

Minutes Submitted by Lorraine Smith, DeAnza HOA Communications Director