

DeAnza Santa Cruz Arroyo Bulletin

2022



Administrative Staff

Property Manager: Jennifer McClellan
Assistant Manager: Iris Floodman
Maintenance: Enrique Rios
Office Information:
Phone: **831-423-8660**
Email: deanzasantacruz@equitylifestyle.com

Office Hours: M - F 8 am - 12 pm
Phone Hours: M - F 8 am - 4 pm

Non emergency Fire Dept: 831-420-5280
Non emergency Police Dept: 831-471-1131
Narcotics Task Force: 831-454-2320
Emergency: 911
Reporting a Live Mammal: 831-633-6298
Reporting a Dead Mammal: 831-212-1272
Marine Mammal Center: 415-289-7350

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Happy May Day to all!

How does time go so fast? Didn't we just celebrate the holidays? Well once again life is going by at the speed of sound. It's time to enjoy the weather and start making plans for the onslaught of family and visitors who invade our lives because "we live at the beach." I laugh because we always get the people who threaten to visit and the ones who actually do visit. Having visitors is always a fun time to reconnect, especially after COVID.

Our life is full of characters, which is usually the case for all of us. We have the people who visit and can't wait to get here, then can't wait to leave. I've asked if it's because we are bad hosts. I was told "no, we just miss our bed/home." Is this a common phrase as we get older?

Then we have the people who visit and say "can we stay one more day or so." Umm, okay, but we have things scheduled so entertain yourself. Hahaha

Either way, it is always fun to show others what our town has to offer. I guess I have not realized that this is "their" vacation. We live here and it is familiar to us, so I take that for granted.

My parents loved to travel around the US and Mexico. Now that my mom has dementia, I'm glad to know that they had some great trips and were able to create some memories for my dad.

Being part of someone's memories is important and letting them have the best memory of visiting us is now a priority. It is so easy to become complacent living in our community and I guess it's time to look around and see it through someone else's eyes.

Get out there this spring/summer and become a wonderful part of someone's memories!

Spring Blessings,

Lorraine Smith



Arroyo Bulletin Editor and Webmaster: Lorraine Smith

Copy Editor: Pat Chance

Contributors: Christie Cochrell, Sandy Brunett, Tom McDannold, Barbara Cordes, Sandy Cowles. Winnie Mule'

Delivery Volunteers: Carol Smith/Mary Brody, Kathy Caruso/Joann Martin, Pat Chance, Gary/Lorraine Smith

Email: deanzanews@gmail.com

Resident Website: www.deanza-park.org

PARK INFORMATION

Facility Hours: 7 days/week (ask management about mask rules)

Clubhouse	8 am - 10 pm
Pool	8 am - 10 pm
Fitness Center	8 am - 10 pm
Game Room/Laundry Room	8 am - 10 pm
Jacuzzi	8 am - 10 pm
Sauna	8 am - 10 pm

Rent Collection

Rents are due on the 1st of the month with a grace period until the 6th. Rents received on the 7th are considered LATE and will incur a \$25.00 late fee.

Payments can be made by check, money order, EFT or ELS portal at www.communityresport.com/els.

DO NOT PUT IN MAIL BOX. RENT CAN BE DROPPED OFF AT OFFICE M-F 8 am - 12 pm

Garbage Collections

Garbage: Pick-up for the park is on Mondays & Thursdays.

Recycling: Pick-up is on Fridays. **Broken down cardboard belongs in these dumpsters, not in the waste can.**

Yard Waste: Large and loose yard waste must be taken to the large dumpster located in the maintenance area.

Residents may bag up 2 bags of yard waste and place at their driveways for pick up on Mondays only. Loose yard waste will not be picked up.

Please dispose of items appropriately.

No dumping allowed.

Clubhouse Reservations

The Clubhouse is available for residents' private events. Check with the office for date availability and to sign reservations forms.

Only one event scheduled per weekend.

Welcome Committee

If you are new to our community and would like information regarding DeAnza please contact:

Margo/Jerry Zanzinger: 831-423-1936

Joyce/Joe Guinta: 831-427-9751

Security Information

To report any suspicious activity in the park contact Allied First Alarm Security Systems 408-364-1110 or 800-400-1110

Call 911 in case of emergency

To report Nuisance Vehicle and Parking Violations Call: 831-420-5863



Photo Credit: Lorraine Smith

DeAnza HOA Officers

President: Eugene Markowitz

Vice President: Tom Loudon

Secretary: Jerry Zanzinger

Treasurer: Sandi Dutra

Board of Directors

Emergency Response: Gary Whitten

Policy & Procedures: Don Payne

Communications: Lorraine Smith

Park Concerns: Pending

GSMOL: Dave Allenbaugh

Email: deanzasantacruzhoa@gmail.com

The HOA meets every other month to discuss issues of concern to residents. Membership is open to ALL residents. Dues are \$10/space/year.

Meeting dates will be announced via email, Bulletin calendar, website, notice boards or telephone.

Arroyo Association:

President: Sandy Brunett

Secretary: Debbie Cameron

Treasurer: Sandi Dutra

Advisory Board: Linda Raffel, Melisa Mulcahy, Jean-Marie Mott, Barbara Cordes, Liz McDannold, Lorraine Smith, Julie DuClos, Lynette Adelson, Heidi Armstrong, Debbie Loveland, Winnie Mule', Marguerite Collins, Beth Goldfadden,

Email: deanzaarroyo@gmail.com

Arroyo Association plans and organizes park social events. Membership is open to all residents and is \$10/person/year. Meeting schedule is posted in the Bulletin calendar and on the website.

CALENDAR

MAY

Sunday

Monday

Tuesday

Wednesday

Thursday

Friday

Saturday

****PLEASE REMEMBER TO CONTACT THE EDITOR @ deanzanews@gmail.com WITH ANY CHANGES IN DATES, TIMES OR REMOVAL OF COMMUNITY ACTIVITIES.**

ACTIVITIES SCHEDULE HAS BEEN UPDATED. PLEASE CONTACT ME IF YOU WANT AN ACTIVITY PUT ON THE CALENDAR.

1 Private Event	2 Water Aerobics 9-10 am Bridge 1-3:30 pm Arroyo Assoc. Meeting 4 pm	3 Morning Mingle 10-11 am Card/Game Club 1-4 pm	4 Water Aerobics 9-10 am Yoga 10:15 am-12 pm	5 	6 Coffee & Donuts 8-10 am Water Aerobics 9-10 am Bridge 1-5 pm Arroyo Set-up	7  Siete de Mayo 5:30 - 7:30
8 	9 Water Aerobics 9-10 am Bridge 1-3:30 pm	10 Morning Mingle 10-11 am Card/Game Club 1-4 pm	11 Water Aerobics 9-10 am Yoga 10:15 am-12 pm	12	13 Coffee & Donuts 8-10 am Water Aerobics 9-10 am Bridge 1-5 pm	14
15	16 Water Aerobics 9-10 am Bridge 1-3:30 pm	17 Morning Mingle 10-11 am Card/Game Club 1-4 pm	18 Water Aerobics 9-10 am Yoga 10:15 am-12 pm	19	20 Coffee & Donuts 8-10 am Water Aerobics 9-10 am Bridge 1-5 pm GOOD FRIDAY	21  11 am in Clubhouse
22	23 Water Aerobics 9-10 am Bridge 1-3:30 pm	24 Morning Mingle 10-11 am Card/Game Club 1-4 pm	25 Water Aerobics 9-10 am Yoga 10:15 am-12 pm	26	27 Coffee & Donuts 8-10 am Water Aerobics 9-10 am Bridge 1-5 pm Private Event	28 Private Event
29	30  Memorial DAY	31 Morning Mingle 10-11 am Card/Game Club 1-4 pm				



MORNING MINGLE Meet and greet your neighbors on Tuesdays from 10 am - 11 am in the Clubhouse.



COFFEE AND DONUTS Visit with your neighbors in the Clubhouse on Fridays, from 8 - 10 am. Grey Bears grocery delivery arrives around 9 am, and the group tends to thin out afterwards, as people leave to take their groceries home.



BRIDGE is played in the Clubhouse on Mondays 1 - 3:30 pm and 1 - 5 pm on Fridays. These are two different groups. To join the Friday group, contact Ellie by texting her at 408-779-2451. Show up at the clubhouse for the Monday group.



GAME DAY meets in the Clubhouse from 1 pm-4 pm on Tuesdays. The group usually plays Rummy for the first half of the period and Mexican Trains (a dominos game) for the second half. Show up during game times for information.



BOOK CLUB Looking for someone to organize the Book Club. Contact me if you are interested and provide the information so it can be included in the Bulletin. deanzanews@gmail.com



WATER AEROBICS meets Monday-Wednesday-Friday from 9 am-10 am. This is a low impact activity and is suitable for both swimmers and non-swimmers. Contact Alyce Amor amorp139@aol.com with any questions.

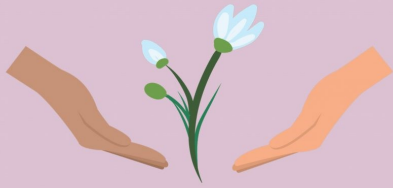


YOGA meets on Mondays and Wednesdays at 10:15 am—12 pm in the Clubhouse. Teacher Mitra Treadwell leads a class of invigorating yoga. Mitra has been practicing yoga for 50 years and teaching yoga for 43 years. Contact Mitra Treadwell mitrayoga@yahoo.com with any questions.

If anyone would like to lead an activity in the clubhouse and are looking for participants, please contact me and I will advertise it on this page.

deanzanews@gmail.com

Neighbors by Nature



Seal of Approval

Why does everything interesting happen when we are gone? We were in the below sea level area of Death Valley and when I got to civilization my phone blew up with messages. "There's a baby seal on the beach!"

What a wonderful and concerning thing to happen. I received many comments about how to close down the beach to dogs so the baby elephant seal was not in any danger. Since the office was closed, please remember you can always call and leave a message or call the Marine Mammal Center at **415-289-7350**.

Luckily, we have a volunteer from the Marine Mammal Rescue living here in the park. I did an article a couple of months ago on Winnie Mule', who has been a volunteer for many years. She was contacted and Hopper was safely removed!

Hopper is a Northern Elephant Seal, the second most commonly rescued species. The Marine Mammal Center typically sees orphaned pups that have been stranded during mid-February to late June. Strong storms often wash these young seals off beaches before they have weaned from their mothers or learned how to survive on their own. This results in many malnourished and underweight pups needing rehabilitative care. Northern Elephant Seals suffer from disease as well, such as skin disease, pneumonia and parasites like lungworm.

Age at Admit: Pup

Weight at Admit: 37.50 kgs Males can weigh up to 5000 lbs and females, 4,000 lbs.

Sex: Male

Rescue Location: De Anza Mobile Home Park Beach - Santa Cruz

Diagnosis: Malnutrition

Admitted to Monterey Bay Operations - Moss Landing: 3/25/2022

Admitted to Sausalito: 3/28/22

Status: Current Patient

He is currently in fish school, learning to swallow whole fish.



They are wild animals, please keep you dogs on leash if you come across one and call The Marine Mammal Center . Take pictures and describe the condition of the animal and give the exact location.



Update and STATS on Hopper: Winnie Mule'

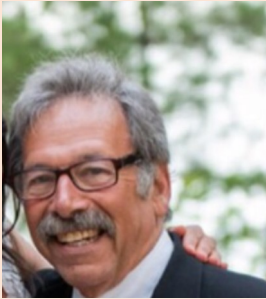
Photo Credit: Sandy Cowles & Winnie Mule'



MEET THE NOMINEES!

Here is brief introduction by each of the residents running for the HOA Board

PRESIDENT



Eugene Markowitz: Space 94. I have been part of the community since 2014. I worked for the State Labor Commissioner's Office, as a Deputy Labor Commissioner. My job duties were doing intake with the public for nonpayment of wage claims, conducting informal hearings to try to mediate the wage claim disputes. I then became Deputy Labor Commissioner II. My duties were to conduct formal hearings; administer oaths, take testimony and receive other evidence. I am the father of two boys and a daughter and a proud grandfather. I have served on the HOA Board for 5 years, first as treasurer and then as president and would like to continue contributing to our community.

SECRETARY



Karen Scott: Space 196. Me and my dog, Rex Rodriquez, have lived in the Park for 2 years. I was born and raised in the Berkeley, Ca. My son, his family, and my 99 1/2 year old mother still reside in the Bay Area, and my daughter in Atlanta, GA. I raised my two children, and granddaughter in Seattle WA where I managed Homeless and Hunger Services for 20 years for the City of Seattle. I returned to Santa Cruz in 1999 and have worked in the Santa Cruz Mental Health system since then. I travel to Atlanta, Seattle and Bay Area to see family. I am thrilled to join the Board of Directors this summer!

TREASURER



Jerry Zanzinger: Space 70. I am running for Treasurer of the HOA. I have lived here for 16 years and have held the HOA positions of Emergency Procedures and Secretary. I am married to Margo, and I have three "children" and five grand kids. I am a semi-retired attorney. Although I don't represent the HOA, I believe that my legal experience has provided a valuable service to the HOA concerning numerous issues and circumstances over the years. I am willing to accept either Treasurer or Secretary, whichever is needed. I love this community and hope that I can continue to be of service.

GSMOL



Candi Walker: Space 36. Hi, this is Candi Walker, I've lived in the De Anza Community for 11+ years and thoroughly enjoy it. I am a native North CA girl - went to HS over the hill with 2 sisters. I have 2 sons and 3 Grands I see all the time. I would like to be the Community GSMOL representative. I enjoy keeping informed and know what's going on in Sacramento for the MH Park Communities. GSMOL has a legislative branch I have been a member of for the last 4 years as well as a Volunteer Associate Manager, Zone B-1. I intend to keep our community informed in all ways possible and if possible get in a few guest speakers to keep us all up to date of happenings in the Mobile Home arena. Prior to my GSMOL work, I was the President of our HOA for 4 years and accomplished a great deal. I am ready to take on another

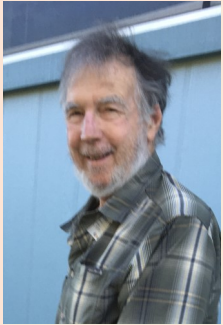
position.

POLICY AND PROCEDURES



Don Payne: Space 55. I am a lover of the ocean, and a DeAnza resident for 22 years. I have served on the HOA Board for 20 of those years. I strive to outlive the lease. Prior to retirement, I had 'mostly' enjoyed a varied career, involving ownership of retail, restaurant, real estate, and manufacturing businesses. An 'informal legal education' was a partial result, which I have used to try to benefit the DeAnza community whenever possible, as Director of Policy and Procedures. Property tax reduction, landlord-tenant disputes, medical subleases, spa and park maintenance, etc., are a few matters that have garnered my attention.

EMERGENCY PROCEDURES



Gary Whitten: Space 145. I, Gary Whitten, am offering to serve another term on the HOA board as emergency preparation. Before I came to de Anza about 4 years ago, I served nearly 20 years with the West Marin Disaster Council. This included 2 actual "disasters". All roads into West Marin were flooded for a day each time along with power outages. Because West Marin has a large percentage of B&B's this caused food issues! I spent most of each of these days on the main radio at the Point Reyes fire station and the phone with the local FM public radio station. Before retiring about 10 years ago I was an air pollution chemist for nearly 50.

COMMUNICATIONS



Lorraine Smith: Space 192. I am currently the editor of the Arroyo Bulletin and webmaster of the De Anza community website. I have held these positions since 2019. Previously, I was a business owner in Southern California and did the marketing and Public Relations for our business. I was also the content creator for a past employer and involved with writing articles for the employee newsletter as well as being editor. My profession as a physical therapist, helped to hone my communication skills. I also have two children and 4 grandchildren which requires lots of communication. I was asked to become the Communications Director of the HOA in 2019 when the previous Director resigned before the end of their term. It was felt since I was already informing the community of current events in our park, it would be an easy transition to the position. I would be happy to continue to serve our community in this position for the next year.

PARK CONCERNS



Margaret Gannon: Space 172. My name is Margaret Gannon. I am a candidate for Park Concerns of the HOA board. Shannon and I have lived in De Anza Mobile Home Park for 20 years. I have been an active HOA member for 20 years but have never volunteered to serve on the HOA Board. I have had careers in Retail, Banking and Property Management/Real Estate. The most important job I have is being a mom and advocate for my son for 27 years as Jason's In Home Supportive Services Caregiver through the County of Santa Cruz.



RECYCLING DUMPSTER

There is a new recycling dumpster located by the Clubhouse. You can now use it for your recycled items and/or large cardboard items THAT HAVE BEEN BROKEN DOWN PROPERLY.

Don't forget about the **Spring Cleaning** event on Saturday, May 14, 9AM to 12PM, Enrique will be driving around in a rental pick-up truck to assist in larger, approved, items that need to be dumped. Management will host salad and sandwiches from Togo's 12pm-1pm. Check the email blast from management for what items are allowed and not allowed, or call the office.



RODENT INFORMATION

It was brought to my attention that some residents are using poisoned baits to get rid of rodents in the park. Please be aware this is UNACCEPTABLE.

"Rats and mice that feed on these baits can take several days to die. The poisoned rodents become increasingly weak, making them easy prey for predators. Hungry raptors or other wildlife can receive a lethal dose when they feed on the poisoned rats and mice. This is tragic not merely because hawks, owls, foxes and other animals are dying, but because wildlife predators provide us with valuable rodent control services – unless of course we kill them first."

<http://saferodentcontrol.org/site/wildlife/>



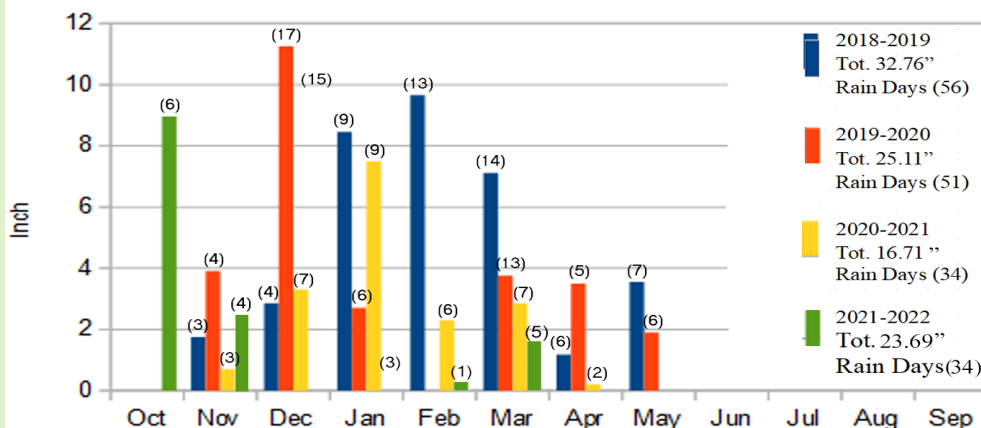
Tick Season is Here!

This is the time of year for the ticks to show themselves until August. There have been reports of ticks attaching to dogs and people in the arroyo area while running through the tall grass. Please check your pets for ticks before they start to feed on them. They like to hide in these areas: under the collar, under the tail, inside the groin area, between the toes, under the front legs and at the elbows.

Also, check yourself for any ticks. They love to get into small areas like seams, socks, hats and hair.

DeAnza Rainfall

36.95N 122.06W Elev 47 Feet



Graph by Tom McDannold

HOA Meeting Minutes

DEANZA MOBILE HOME PARK HOMEOWNERS ASSOCIATION (HOA) General Membership Meeting Minutes Saturday, March 19, 2022 11a.m.

Call to Order

Eugene Markowitz called the meeting to order at 11:00 a.m. The members recited the Pledge of Allegiance.

Roll Call

The Secretary took roll call of the Board Members.

Board members present were: Don Payne, Lorraine Smith, Sandi Dutra, Eugene Markowitz, Dave Allenbaugh

Not present: Jerry Zanzinger, Gary Whitten, and Tom Louden

There is one vacancy on the Board.

There were 25 members of the HOA present at the meeting.

President's Report

Jennifer told Eugene that management was trained to turn off the gas in the event of an emergency. What happens if management cannot be contacted? Eugene will discuss with Jennifer. ELS is replacing gas meters per Weights and Measures Dept. If a members gas meter looks like it needs replacing, they should contact management.

A resident was concerned that sometimes the outgoing gate does not open. We have three residents that can open the gate if necessary. They are Jim Carraher, Jim Cannon and Dave Allenbaugh.

It was initially thought that emergency planning was an ELS responsibility. Upon further discussion with management it was determined the community can have their own emergency plan. Management must provide an evacuation plan. However, there should be some contact with ELS regarding emergencies and that is why we have a board member who has the designation of Emergency Procedures. The website Ready.gov is a good source for information regarding emergencies.

Eugene discussed his conversations with a city employee who informed him that we can have a unit that accepts cardboard as well as other recycled trash. We might use those containers on a trial basis to see if they work. They will look in to replacing the heavy lids with lighter ones.

The garbage committee was concerned about the lids, food waste, signage and pet waste. There should be pet waste locations. You can fill out a form to take food waste to two locations. They are Trescony Park and a location near City Hall. They will send you an email with the lock combination. At the end of the year, the city may pick it up. The April Bulletin has a list of what items you can put in the food waste. You might want to cut it out and put it on your refrigerator.

There will be general cleanup Friday to Monday starting May14. ELS will provide a dumpster for unwanted items. Jennifer will let us know what can go in the dumpsters.

Jennifer said there was a report to the Coastal Commission and Fish & Wildlife. (Report was provided, see page 11). We need to get a copy of the report. We have a right to get a copy. If ELS does not give it to us, we should go directly to the Coastal Commission. Jennifer stated they are working on getting native fish. We should inform the Coastal Commission that we don't have them yet.

A new resident was acknowledged

Vice Presidents Report

There was no report from the Vice President.

Secretary's Report

Eugene asked if there were any changes or additions to the prior meetings minutes. Since there were no changes or additions, the prior minutes were approved.

Elections

Eugene stated the qualifications to vote. The nominating committee chaired by Candi Walker gave the following report for the new officers and directors.:

Those nominated:

Eugene Markowitz, incumbent running for President.

Karen Scott, Vice President

Jerry Zanzinger, incumbent running for Secretary

Heidi Armstrong, Treasurer (It was subsequently learned that she will not be running for office, so the spot is still open.)

Gary Whitten, incumbent running for Emergency Procedures.

Margaret Gannon, Park Concerns

Lorraine Smith, incumbent running for Communications.

Candi Walker, GSMOL

Don Payne, incumbent running for Policies and Procedures

All of the above will also be a Director of the HOA.

Treasurer's Report

Sandi gave a report on the current condition of the HOA's funds. We have about \$1,600 in the general account and 18,000 in the JAMs account. 40 units have paid the HOA dues. There has been a Bylaw change to change our fiscal year to the calendar year.

Sandi distributed handouts to the residents informing them of the procedures used by ELS to determine rent increases. It is anticipated that next year's increase will be substantial since the February CPI is 5.2%. Our leases use the Bay Area CPI and not the National one that takes into consideration Social Security.

Policies and Procedures

Don asked how many people use the Spa. About half of the membership raised their hands. The hot tub had a pump leak. The hot tub has an auto measuring system that is usually pretty good but there were some problems. PH was low in the hot tub. The pool is always fine. Don said he would send a stern letter to Jennifer copying upper management regarding the problem. If there is a health and safety issue, they have to fix it immediately. Management has to meet with you within 30 days of filing a complaint.

Emergency Procedures

Gary was out ill therefor there was no report. Karen Blagmon and Shannon Gannon volunteered to be on the committee.

GSMOL

Assembly Bill 869, which has not passed yet, would require 18 hours of management training. AB 2031, not passed yet, would require management to meet with you within 30 days after filling a complaint and. the new provision is, they have to respond within ten days after meeting with you, written or otherwise.

Communications

Lorraine said there were only two people over the last two years who unsubscribed to our website. Traffic is very good. Contact Lorraine to put in articles for the bulletin. For the April Bulletin, she has to receive articles by March 15. She continues to update the resident list. A resident can opt out if they like.

Adjournment

The meeting was adjourned by Eugene Markowitz at 12:40 p.m.

Submitted,

Jerry Zanzinger, Secretary

NEXT MEETING IS SATURDAY, MAY 21 @ 11 am in the Clubhouse



This report is intended to keep residents updated on a regular basis of HOA and Management accomplishments in our community.

HOA Board President Eugene Markowitz met with Park Manager Jennifer McClellan to discuss issues from our bi-monthly Homeowners Meeting.

- 1) A discussion was held regarding a major disaster in our area that would require the gas and water mains being turned off and management not in the park. Jennifer was open to a few residents being trained to turn off those mains. She also expressed an interest in working with the HOA on Disaster planning.
- 2) A copy of ELS yearly report to the California Coastal Commission was requested and received. Copies of the report were distributed to Jean Marie Mott, who is on the landscaping committee and the HOA Board.
- 3) In response to Residents' concerns that there is only one cardboard dumpster. A walk through the park with a City utilities supervisor and Jennifer was arranged, resulting in DeAnza experimenting with a new combination recycle/cardboard 2 yard dumpster located at the dumpster near the clubhouse. It is currently in place in that area. The supervisor is also looking into replacing the thicker heavier garbage dumpster lids with lighter ones. In addition, Jennifer has placed laminated signs at the dumpsters reminding residents that there is a cardboard dumpster behind space 8.
- 4) Jennifer confirmed that ELS will be having a large dumpster available for residents on the weekend of May 14





Let's Celebrate

Siete de Mayo

(because Cinco is on a Thursday)

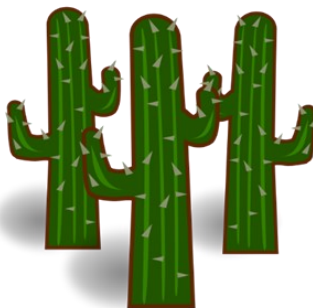
**Saturday, May 7,
5:30**

Potluck in the Clubhouse

We'll provide the chips, rice, beans, salsa, guacamole

Bring your favorite Mexican dish to share

There will be a full bar with \$3 beer/wine, \$5 spirits, \$1 water/soda plus an opportunity to pay your \$10 per person Arroyo 2022 dues



Another great Arroyo Association event!



Pizza and Music Pics

Courtesy of our awesome Arroyo Association



May Day Humor

