



CALABASAS PARK HOMEOWNERS ASSOCIATION

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September 28, 2010

Dear Member,

Previously we sent you a letter advising you of a proposed rule change, allowing only LMD 22 homeowners access to the Lake who are not CPHA members. This rule change is necessary in order for the City to continue to pay for the maintenance of the Lake which exceeds over \$700,000 a year, and avoid the necessity of a dues increase to all of our members. It applies to only LMD22 homeowners and no one else.

I would like to take the time to clarify this rule change. LMD22 property owners, who are not CPHA members, would need to obtain from Ross Morgan an ID card for the owner and his/or her spouse if they have one. Access would then be limited to them and family members who live in the house. They would not be allowed to bring any guests on to the Lake as members would. For example, if your daughter and son in law are visiting you from out of town, they would not be permitted on the Lake. Nor would a friend, relative, or parent be allowed. Only CPHA members can bring guests on to the Lake. Similarly if you want to fish, own a boat, or use a boat on the Lake, you must be a CPHA member. Furthermore, only CPHA members can request permission to have a wedding ceremony, bar mitzvah ceremony, memorial for someone departed, church or temple event, or other reception on the Lake or Lake grounds. In other words this ID card would be limited to the owner and his spouse, who would have none of the other privileges that the CPHA key holders would have.

CPHA members, who have keys, will soon have the right to huge discounts from many of the local merchants in the area, who will have signs posted in their windows. In addition, your CPHA membership will give you free entry into all 4th of July Lake Runs, including breakfast, shirts, etc. Finally, only CPHA members are allowed to vote. Since CPHA is the largest homeowner association in Calabasas, our vote is critical to any projects, buildings, schools, traffic signals, or other development going up in Calabasas.

I hope this better explains the proposed rule change, the reason for it, and the many advantages of remaining or better yet becoming, a CPHA member.

Barry Hammond, President