



**2006-2007 DBPOA
Board Members**

Board President – Mark Lee
Term expires 9/30/07

Vice Pres/Treasurer – Chris
Provencher
Term expires 9/30/08

Secretary – Michelle Carlson
Term Expires 9/30/08

Membership – Carey Harris
Term expires 9/30/08

Directors-at-Large –
Ed Turman
Term expires 9/30/07

Patricia Whitlow
Term expires 9/30/07

CC& R Compliance Inspector—
Dale Welin

Contract Secretary—
Vicki Laganowsky

DBPOA Contact Information:
PO Box 1977
Discovery Bay, CA 94514
925-634-7585
925-634-5532 fax

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Need a copy of the
CC&Rs or other
Association Documents?
Download a copy from the
website at
www.discoverybay-ca.com

DBPOA Annual Lighted Home Contest

BEST DECORATED HOMES—Congratulations to our Winners!

First Prize **1510 Riverlake Road**



Second Prize **621 Beaver Court**



Third Prize **5501 Starboard Court**



Design & Environmental Review Committee Information

Vince Vargas—Chairman
Ward Messersmith
Bob White
Jaime Pantuso
(Vacant)

Alternates:
Al Box
Ed Laudani

Contact Information:
P O Box 1977
Discovery Bay, CA 94514
925-634-5598
925-634-5532 (fax)

MEMBER NEEDED ON DERC

DERC is looking for a member to serve on its Committee. The purpose of this Committee is to create and maintain a community environment that provides a quality of life that allows all residents to enjoy the unique living and recreational opportunities in Discovery Bay. We have an architect that consults with DERC on design and technical issues. This is an opportunity to give back to the community that you live in. The requirements are: 1) Become familiar with the CC&Rs and DERC Standards & Guidelines, 2) Review and evaluate property owner's plan submissions, 3) Apply rules consistently, 4) Provide a positive approach

to every plan submission, and 5) Evaluate and assess non-compliance issues. The time commitment is two monthly meetings, looking at property owners' plan submissions; approximately eight hours per month. You must be a resident within DBPOA'S jurisdiction. Please call (925) 634-5598 if you are interested in helping your community. Thank you to Jaime Pantuso, who has been appointed to replace Al Box, whose term expired. And a big thank you to Al, who has served on both boards for many years and has agreed to stay on as an alternate. His voluntary service to our community is very much appreciated. Enjoy your time off, Al!

Inspections

DERC has planned for the following inspections for our Association:

- January 2007 - Palm tree maintenance
 - February 2007 - Weeds on vacant lots
-

Please use the complaint form below to report property which appears to violate the CC & Rs. The Association's Compliance Investigator will

investigate your complaint. If it is deemed valid, the owner of the property will receive a notice and the complaint will proceed through the Enforcement Procedures until compliance with the CC&Rs is achieved. We accept anonymous complaints but do prefer a name and/or telephone contact number in case there are questions regarding the complaint. Complaints may also be filed via the DBPOA Web Site: www.discoverybay-ca.com/dbpoa_complaint.htm

Reminder:



Annual Association Dues

Statements for your 2007 DBPOA membership dues have been mailed out.

If you have not received yours, please call 634-7585.

Thank you for your support.

CC&R Violation—Complaint Form

Address: DBPOA P O Box 1977, Discovery Bay, CA 94514

Address of alleged violation: _____

Description of alleged violation: _____

Your Name and phone number (optional): _____

Home Pride Award October 2006



The October Home Pride Award is to Allen Rogers and Kristen Woods. They have lived at 631 Willow Lake Road for 3+ years, moving to Discovery Bay from the Elk Grove area near Sacramento. Allen retired from the government several years ago and is currently interested in the Real Estate/Investor business near Elk Grove and in the San Joaquin Valley. Kristen works at Spa Blu in Discovery Bay.

About two years ago, Allen redesigned the front yard landscaping with a new plaster wall, stone courtyard area and new shrubbery and plantings. While their interests include yacht club membership and the club cruises, time and effort show in their well-tended front yard. Thank you to Allen and Kristen for maintaining their beautiful front yard.

DBPOA Board Member Position

David Theobald resigned his seat on the Board of Directors, effective 12/7/2006. His position may be filled, by appointment, with approval of a majority vote by the remaining six board members.

If you would like to be considered for appointment to this position, please make it known by sending a letter to P. O. Box 1977, Discovery Bay, CA 94514 or faxing a letter to (925) 634-5532. Briefly state in your letter how long you have been a member, and why you would like to become a member of the Board. You will be contacted to schedule an interview. All DBPOA Members in good standing are eligible for the position.

Home Pride Award November 2006

Mike and Connie McMahon have lived at 1862 Dolphin Place for nineteen years, after a move from San Jose. They both commuted back to the San Jose area for their jobs, Connie in the Accounting Business and Mike in the Information Technology Services business. Connie retired in 1995 and then joined Mike, who was traveling around the world with his work. Mike retired from his IT job in 1999.

Now they enjoy boating as their main activity with frequent boat trips exploring the Delta and Bay Areas. They also enjoy traveling throughout the United States.

According to Connie, Mike has the green thumb! He keeps their front yard maintained in the beautiful condition which has garnered them the November 2006 Home Pride Award. Their front yard has many colorful seasonal flowers, flowering bushes and groundcover, even at this time of the year, when the summer plantings start to fade.



The maintenance and upkeep of the front yard shows the McMahons' pride in their property and the Association thanks them both for their consistent effort.



 The DBPOA Home Pride Award recognizes the outstanding regular maintenance of front yard areas. Each month a new yard is chosen.

 Thank you to all our Property Owner Award Winners for a job well done and

CONGRATULATIONS!

TREASURER'S FINANCIAL REPORT - December 31, 2006

The DBPOA runs on a Fiscal Year that begins October 1st of each year and ends on September 31st of the following year. The recent month ending 12/31/2006 covers just a three month period, and as such, not a lot of financial activity. During the past three months, DBPOA has collected gross revenues of \$9,000. This is slightly below budgeted expectations. DBPOA's normal expenses during this same period ran about \$28,500, or, again, just slightly below budget expectations. The net result is that our (expected) deficit (\$19,500) is basically on budget.

DBPOA's cash balances at 12/31/06 stand at \$90,118. This compares favorably to last year's balances - which were \$79,756 at this same time.

Annual Membership dues (\$25.00) were mailed out to all Association Members in early January. Please remember to pay this on time to avoid any late paying finance charges. With the collection of these dues, the Association should return to a surplus by January and February.

Thank you for your support. The volunteer Board and DERC manages to get a lot done with a minimal amount of revenue and expenses.

Happy New Year !

Chris Provencher, Treasurer

DISCOVERY BAY PROPERTY OWNERS' ASSOCIATION, INC.

Meeting Information:

DBPOA Meets the second Tuesday of each month at 7:00pm.

DERC Meets the second and fourth Mondays of each month at 7:30pm.

All meetings are held at the DB Presbyterian Church on Willow Lake Rd.

Keep Discovery Bay Beautiful!

Remember to turn off your automatic sprinklers during the rainy season.

Save your plants from drowning!



2341 Wayfarer Drive

Two Story Home-Golf Course Living in Beautiful Discovery Bay. 2762 sq. ft. 4brdm/3Bath (Bedroom and Full Bath on Bottom Level) Reduced to \$699,000. Located on the 18th hole with views of Golf Course and Pond. Larger Back Yard, BBQ Gas setup for Entertaining! Harwood floors bottom level, Master Bedroom Retreat, High Ceilings, Larger Closets, New Water Heater, Reverse Osmosis/Soft water System, Dual Pane Windows, Air Conditioner and Eastern Exposure!



JOYCE



Joyce Provencher, Realtor Associate

Joyce@apr.com

Direct (925) 408-8987 Office (925) 634-1111



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Discovery Bay Property Owners' Association, Inc
P.O. Box 1977
Discovery Bay, CA 94514

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and your property's value.*

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