

# CROWN COLONIST

Volume 42 Number 6

June 2019

## 2019/20 Budget

On April 17, 2019 the Board approved Crown Colony's budget for the new fiscal year beginning on July 1, 2019. Your association will be spending a little more than 4 million dollars to operate, maintain and make repairs at Crown Colony during the next 12 months.

The budget sections and their expense allocations are listed below:

<b>Crown Colony 2019/20 Budget</b>	
Administrative Costs . . . . .	665,588
Operating Expenses . . . . .	964,926
Salaries . . . . .	390,150
Other Expenses . . . . .	310,000
Utilities . . . . .	927,000
Reserves . . . . .	1,339,591
Contingency . . . . .	40,000
<b>Total Expenses . . . . .</b>	<b>4,637,255</b>
Income . . . . .	261,451
<b>Total Budget . . . . .</b>	<b>4,375,804</b>

Recently, every owner was sent the budget in detail and the reserve study. Please take a few minutes to review these documents.

## 2019/20 - Dues

Crown Colony's new fiscal year begins July 1, 2019. Being the size of a small town, Crown Colony will spend a little more than \$4 million for operations over the next 12 months. Prudent fiscal practices by management, with appropriate oversight by your Board, produced a budget surplus in the last audited fiscal year, 2017/18. This surplus has been added into the 2019/20 dues calculations. Even with this surplus and other cost-

savings measures taken by your Association, the dues will be increasing 1.3% this year due mainly to increased utility rates.

The table below shows the 2019/20 monthly dues for each type of Crown Colony unit.

<b>Unit Type</b>	<b>Change</b>	<b>New Dues</b>
Studio	4.59	358.67
1Bd /1Ba	4.90	<b>379.65</b>
1Bd /1Ba-Townhome	5.00	<b>386.62</b>
1Bd /1Ba/Den	5.04	<b>389.47</b>
2Bd/2Ba	5.07	<b>392.41</b>
2Bd/1½Ba-Townhome	5.35	<b>412.25</b>
2Bd/2Ba	5.36	<b>413.82</b>
2Bd/2Ba	5.47	<b>422.16</b>
2Bd/2Ba/Den	5.45	<b>420.30</b>
2Bd/2Ba/Den	5.44	<b>420.00</b>
3Bd/2Ba	7.15	<b>546.37</b>

Please remember that your association dues change every year beginning with your July payment. Make sure to note the new amount as shown on your July statement.

## Budget/Reserve Study

By now all owners should have received their copies of the 2019/20 Budget and Reserve Study either by mail or e-mail. The Board encourages all of you to take a moment and review these documents. This will help you understand where your dues monies are spent.

We would also like to encourage all of you consider having your documents e-mailed to you every year. This saves the cost of printing and postage incurred if you receive your document by regular mail. Just fill out the e-mail form at the Association Office.



**OBEEY all traffic signs and Association Rules and Regulations.**  
**Do not park in a RED ZONE or over the time limit of any VISITOR SPACE without CCHOA permission. You will NOT be called. You WILL be TOWED.**  
**DO NOT drive the wrong-way or back down ONE-WAY streets. The fine is \$100!**

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# Senior Transportation

By David J. Canepa

I have partnered with Peninsula Family Service and Serra Yellow Cab to subsidize taxi rides for Daly City residents who are 70 or older in a pilot program called "Got Wheels." The Board of Supervisors unanimously approved at its April 23 meeting a \$100,000 grant in district-specific funds to bring greater mobility options for older residents in Daly City.

The subsidy will benefit up to 100 individuals. Peninsula Family Service proposes that an effective means of transportation for older adults is "on demand" taxi rides because they are more accessible than public transportation options and can reach locations that are far from the transportation corridor.

Serra Yellow Cab provides wheelchair accessible vehicles and has experience with "arm-in-arm" support to riders. In addition, Serra does not require seniors to deal with the "tech" component of downloading and managing a mobile application, such as would be necessary with ridesharing providers. Participants are provided with six rides a month, 12 months a year within the Daly City area at a cost of \$5 per ride.

Peninsula Family Service's mission is to strengthen the community by providing children, families and older adults with the support and tools to realize their full potential and lead healthy, stable lives. The nonprofit served 1,445 individuals in north San Mateo County last year.

In other news, after a nearly two-decade battle, the Cow Palace Board of Directors (#1-A District Agricultural Association) voted April 16 to end gun shows at the Daly City venue starting Jan. 1, 2020. The communities surrounding the Cow Palace earned a big victory. I applaud state Sen. Scott Wiener for his tireless efforts over the past two years to bring the community's desire to reality.

The state should not profit off the sales of guns and now it no longer will at the Cow Palace. The San Mateo County Board of Supervisors has called for ending gun shows at the Cow Palace since 2014. I first joined then state Sen. Mark Leno in this effort in 2009 when I served on the Daly City Council. Leno authored legislation to ban shows at the facility but was ultimately vetoed.

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*(David J. Canepa is a member of the San Mateo County Board of Supervisors representing District 5 which includes Daly City and a former Crown Colony resident.)*

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## Extended Leaves

Summer is coming and if you are planning to leave Crown Colony for an extended period of time and wish to park one of your cars in the same visitor parking space for more than 72 hours, you must fill out a visitor's parking form which you can get from the CCHOA office. If the office is unaware that you are out of town and unable to move your car, your car will be towed at your expense.

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## Clubhouse Circle Parking

The no parking signs have been taken down from the visitor parking spaces outside the clubhouse. In addition to this, "PARKING LIMIT 24 HOURS" signs have been installed for the entire circle. Further four spaces have been posted as "STAFF PARKING ONLY MON-FRI 7AM - 6:00PM" with the exception of observed holidays.

Please make sure you are not violating any of the new parking rules in the Clubhouse Circle. If you back your vehicle into a staff space make sure you are doing so after 6pm. The security guards will be strictly enforcing the new time limits. Vehicles in violation will be towed without notice.

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## Water Shut-Offs

If you are having plumbing work done and need the water to your unit shut off for a period of time, please let the Association Office know at least 48 hours ahead of time. This will give the Association time to notify the other units on your supply line and give them adequate notice of the impending shut-off. The Association Office will need to know the following:

- 1) The day of the repair;
- 2) What time the water needs to be turned off; and
- 3) For how long.

On the day of the repairs, you need to call the Office when the plumber arrives. Maintenance personnel will meet the plumber at your building and show him how the water should be shut off. When repairs are completed, either the plumber or the maintenance personnel can turn the water back on.



Contact us via e-mail at  
[cchoa@crowncolonyhoa.com](mailto:cchoa@crowncolonyhoa.com)  
On the Web:  
[www.crowncolonyhoa.com](http://www.crowncolonyhoa.com)

**NO SMOKING**  
in the Corridors, Elevators,  
Laundries, Gyms or Clubhouse



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## April Board Highlights

**Financial Report Ending March 31, 2019:** Bautista & Co. reflected a deficit for the month of \$59,753, an ending cash balance of \$1,608,718 and total investments of \$1,383,115 which is designated to reserves.

**Election of Board of Director Officers:** The Board appointed the following officers: Rick Crump, President, Mary Slade, Vice President, Rose Barrios, Treasurer, Alaina Bevis, Secretary and Sharon Singletary, Member.

**Ratification of the Installation of Doors and Windows:** The Board ratified installation of windows and doors at 397 Imperial Way #338, 361 Half Moon Lane #314, 397 Imperial Way #346.

**Ratification of Proposal from Transbay Elevator Co. to Replace Hydraulic Pumping Unit, Motor, Drive Belts, Control Valve and Muffler at Building 17:** The Board ratified the proposal from Transbay Elevator Co. for a cost of \$26,240 to be funded from line #9905.

**Ratification of Proposal from PRS Restoration to Clean the Hallway Fan Vents at Buildings 12, 13, 17 & 25:** The Board ratified the proposal from PRS Restoration to clean the fan vents at Buildings 12, 13, 17 & 25 for a cost of \$3,184 to be funded from line #9947.

**Approval of 2019-2020 Budget and Reserve Study:** The Board approved the 2019-2020 Budget and Reserve Study for a total annual budget of \$4,375,804 which reflects a 1.31% increase over last year's budget and the reserve contribution was decreased from \$1,350,000 to \$1,339,591.

**Management Company Renewal Proposal:** The Board approved the renewal proposal from Common Interest Management Services for an annual cost of \$204,276 which represents no increase from last year's cost.

**Security Services Contract Renewal - First Security Services:** The Board approved the security proposal from First Security Services for July 1, 2019 through June 30, 2020 for a cost of \$488,968 annually to be funded from line #5191.

**Renewal Agreement from MV Transportation for Shuttle Driver for the Crown Colony Bus:** The Board approved the renewal proposal from MV Transportation for a cost of \$47.90 per hour which reflects a \$9.90 per hour raise from last year's cost.

**Proposal from Olympic Iron Works to Install Iron**

**Railing Between Buildings 14 & 17 Due to New Planting:** The Board approved the proposal from Olympic Iron Works to install iron railing between Buildings 14 & 17 for a cost of \$5,250 to be funded from line #9908.

**Proposal for Shingle Replacement at Building 9 - D C Taylor Co:** The Board approved the proposal from D.C. Taylor Co. for \$26,927 to replace half of the shingles at Building 9 due to storm damages to be funded from #9946.

**Authorization to Proceed with Recording Notice of Delinquent Assessments for APN# 101-220-580:** The Board authorized Sunrise Assessment Services to proceed with recording Notice of Delinquent Assessments for APN# listed.

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## Vehicle Stickers

When you get a different vehicle do not transfer your old sticker to the new vehicle. Instead, please bring your registration to the Association Office to obtain a new sticker and the old sticker number will be removed from our records. If you transfer your current sticker to a different vehicle that sticker number will not match the vehicle's license plate number and your vehicle could be subject to immediate tow.

When you purchase a new vehicle DMV now requires it to have a temporary number plate rather than just the dealer name. This will be the number used for the Associations records. When your new plates are received, the license number must be given to the Association Office so it can be input into our system.

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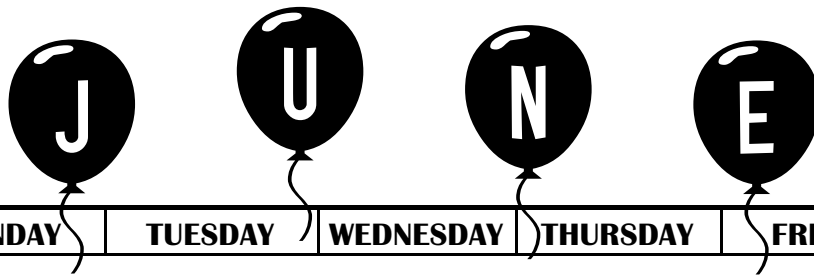
## Supply Lines

Maintenance of the supply lines that connect to your unit's shut off valves is very important. If you currently have plastic supply lines they should be replaced immediately with metal or steel braided ones. Some experts maintain that the metal and steel braided ones should be replaced every 5-10 years if they get heavy use. Replacement is inexpensive compared to the costs that you may be responsible for if your lines burst. Damage to your and neighboring units can run into the thousands of dollars. Remember that even if the Association's insurance covers the incident, the owner of the unit in which they the line burst is responsible for the Association's \$5,000 deductible



**Do not leave bottles, cans, newspapers, or other trash on top of your parking space's locker. Thank you!**

**ONLY deck furniture, gas & electric grills, planters, pots & approved storage on decks & patios. No brooms, mops or pots on rails**



SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	
<p style="text-align: center;">Clubhouse Hours            Mon. thru Fri. 9 am - 6 pm Sat. &amp; Sun. 10 am - 6 pm            Recreation office: 991-3441            Staff: Ferdie &amp; Anne</p>						1	
2	3	4	5	6	7	8	
9	10	11	12	13	14	15	
16	17	18	<p style="text-align: center;"><b>BOARD of DIRECTORS</b>            Work Session 5:45pm            Executive Session 6:15pm            Open Forum 6:45 pm            Meeting 7 pm</p>		20	21	22
23	24	25	26	27	28	29	
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The Colonist is a private publication created for the members of the Crown Colony Homeowners Association  
 379 Imperial Way, Daly City, CA 94015

COMMITTEE MEETINGS	
Architecture: . . . . .	When posted
Building, Maintenance & Finance: . . . . .	When posted
Communications: . . . . .	When posted
Grievance: . . . . .	3 <sup>rd</sup> Wed. at 6:15 pm
Recreation: . . . . .	When posted

Meetings are held in the Clubhouse unless posted otherwise.  
 All meeting times approximate

IMPORTANT NUMBERS	
<b>EMERGENCY</b> . . . . .	<b>Dial 911</b>
<b>Front Gate</b> (24 Hours) . . . . .	994-0255 or dial 350 on any Building Directory
<b>Crown Colony Office.</b> . . . . .	756-8220
Rita Nicolas	e-mail: cchoa@crowncolonyhoa.com
<b>Common Interest Management</b> . . . . .	286-0292
<b>Bautista &amp; Co.</b> . . . . .	697-7907
Cecille Osmena, 214 Broadway, Millbrae, CA 94030	
<b>Wave Cable</b> . . . . .	Adam Resendiz - 925-391-7930 or 1-800-427-8686
<b>Comcast Cable</b> . . . . .	Craig Oborn 866-502-5191 Lajari "LJ" Pruitt 510-815-2003
<b>Coinmach Laundry.</b> . . . . .	1-877-264-6622
<b>Crown Colony Properties.</b> . . . . .	650-994-0300
<b>Van Go Plumbing.</b> . . . . .	415-755-7405

BUS to BART		
Monday thru Friday		
<i>Leaves Crown Colony</i>		
6:20 am	7:05 am	8:05 am
6:35 am	7:25 am	8:25 am
6:50 am	7:45 am	8:40 am
<i>Leaves Colma BART</i>		
4:35 pm	5:35 pm	6:30 pm
4:55 pm	5:55 pm	6:50 pm
5:15 pm	6:15 pm	7:05 pm

**Schedule subject to change**