



A publication for the homeowners/residents of The Broadmoor Huntington Harbour Community Association

**MESSAGE FROM** Well, never say never. I would not have believed it, but I am back.  
**THE PRESIDENT**

Thank you for your participation in electing the 2021-22 board of directors with a large turnout. Because of you, we had the largest number of members voting in recent years. Jordan Armitage, representing Grimaud residents, will join us on the board at next week's meeting.

Speaking of Grimaud residents, I would like to sincerely thank Robert Sebring, who represented Grimaud on the board for approximately 14 years. He was a great asset to the board. He didn't speak a lot, but when he did, we all listened. Robert endured hours and hours of discussion that was essentially irrelevant to residents across the street. Thank you, Robert! We will miss you and good luck in your new home. In addition, a shout of thank you goes out to both John Wicketts, who served on the board for 3 years, and Kevin Lutke, who served on the board for 2 years.

I am happy to announce we are revitalizing advisory committees, beginning with the Landscape Committee. We are looking for 3-5 members of the Association who want to provide their expertise on the Landscaping Committee. Its purpose is to advise the board on all landscape related issues throughout Broadmoor. Also, we are looking for 1-2 members to serve on the Reserve Study Committee. It meets only a couple of times each year to assist in the multi-year capital budget for Broadmoor. We will be looking at other committees, such as parking, and will keep you posted. If interested in serving, please call Jessica Hundermark at PowerStone or let a board member know.

As one board member, my goal is to enhance our communications with the Broadmoor community and put transparency as the priority in how the board operates and manages the Association's business. You will notice a few changes at the board meeting. The Resident's Forum will be at the top of the meeting agenda, rather than after committee reports. We hope to soon return to in-person board meetings at Peter's Landing with all Covid-19 safety protocols in a larger room for social distancing.

The board is working to expedite painting the buildings to have them mostly completed this year. We will be communicating a great deal with you as the CC&Rs will be completely updated for the first time since the complex was completed in 1976. The board is committed to providing you ample opportunity to weigh-in and provide your opinions as this new critically important document is developed.

It takes the entire board working together to manage the Association and deliver on the expectations you have for Broadmoor. The board may not always agree with your perspective, or each other for that matter but we will listen and your questions will be answered. This year will be a positive productive year for Broadmoor.

Be well, and let's treat each other with care.

All the best,  
Garry Brown



## SEEKING VOLUNTEER

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**NEWSLETTER EDITOR NEEDED** Each month a resident volunteer formats the articles into the newsletter template before it is distributed to residents and members. This process takes about 1 to 2 hours per month. The current editor is stepping down, so the association needs a new editor to handle this monthly task. If you are interested, please contact our property manager, Jessica Hundermark. Needed skills should include Microsoft Word. Knowledge of Adobe Illustrator is desirable but not required.

## COMMUNITY NEWS

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**ANNUAL ELECTION OF DIRECTORS** The annual meeting of members (homeowners) was held on February 17, 2021, at which ballots were counted for the election of the new board of directors. A record number of ballots (189+) were returned. The ballot results are as follows (with elected directors and the board's assignment of officer positions as indicated):

Cathy Lyn Brooks: 125 votes (Secretary)  
Garry Brown: 138 votes (President)  
Andrea Eliassen: 107 votes  
Ronald Lee: 164 votes (Vice President)  
Annette Merriam: 120 votes (Treasurer)  
Terri Nomann: 94 votes

Due to a lack of a quorum of the Grimaud R-1 homeowners, the new Grimaud director cannot be seated until the March 17 reconvened annual meeting, at which time the quorum drops to 25% of Grimaud members. At that time the new Grimaud representative will be Jordan Armitage, the only candidate on the Grimaud ballot. The association thanks all the candidates for their interest in our community by running for a position on the board.

**PARKING DECALS** A reminder that all residents with an outside parking deal must submit a new Parking Pass Application. Pick up your pre-populated PPA at the guard house, verify and correct all information, and return the PPA. A member of the parking committee will contact you to schedule your garage and vehicle registration inspection. Old outside decals expire April 30, 2021.

**SIDEWALK AND GARAGE APRON REPAIRS** This month residents will notice repair work being done on many areas of the sidewalks and garage aprons. Lifted areas of sidewalks and aprons are being shaved and sunken areas of aprons are being lifted. In addition, several garage aprons will be demolished and new concrete poured, which will limit garage access to those units for about one week. Please excuse the noise, dust and any inconvenience. The association will be obtaining estimates to re-stain all of the red garage aprons to achieve a consistent look following these repairs.



***FIRE LANE STRIPING*** As previously reported, the maintenance staff is re-striping the fire lane markings to meet City regulations. Cones and notices will be posted in front of garages before each area is re-striped. During that time, residents will need to get a parking pass from the entry guard house and move their vehicles to guest parking for one to two days.



## *UPCOMING EVENTS*

**03/01/2021-03/31/2021:** Women's History Month

**03/14/2021:** National Pi Day

**03/17/2021:** **ST. PATRICK'S DAY**



**03/17/2021 6:30pm:** This month's Board Meeting will be held via GoToMeeting. All residents are encouraged to attend. Meetings are held on the 3rd Wednesday of each month.

## *BOARD OF DIRECTORS*

2021/2022

**President:** Garry Brown

**Vice President:** Ron Lee

**Treasurer:** Annette Merriam

**Secretary:** CathyLyn Brooks

**Grimaud Director:** Jordan Armitage

## *COMMITTEES AND THEIR MEMBERS*

\*Chairperson

**Architectural:**

\*Chris Gray  
Barbara Blodgett  
Don Kujat  
David Price

**Parking:**

\*Jeff Pennington  
Chris Gray  
Ronald Lee  
Bill Selfridge  
Tony Sellas

## *BROADMOOR SERVICES CONTACT INFO*

**Broadmoor :**

broadmoorhh.com

**Guard House**

Phone:(562) 592-4213

Website: gatekeyresident.com

**Powerstone Property Mgmt.:**

**Jessica Hundermark**

Phone: (949) 372-4031

Email: jhundermark@powerstonepm.com

**Sylvia Mandujano**

Phone: (949) 535-4514

Email: smandujano@powerstonepm.com

**Spectrum:**

Internet and cable TV  
included with Association Dues  
Phone:(866) 550-3211

**Red Star Plumbing:**

Use for common area  
plumbing issues/emergencies  
Phone:(714) 671-8799

## *LOCAL SERVICES CONTACT INFO*

**Huntington Beach Police:**

**Front Desk/Noise Complaint**

Phone:(714) 960-8811

**Parking Control (non-emergency)**

Phone: (714) 960-3998 ext #0

**Huntington Beach Animal Control:**

**M-F 8:00am- 5:00pm**

Phone: (714) 935-6848

**After Hours**

Phone: (714) 935-7158

**Rainbow/Republic Services**

**M-F 7:30am- 5:00pm**

Phone: (714) 847-3581

www.republicservices.com