

**Canyon Hills Estates Homeowners Association**

c/o The HOA Election Guys, Inc
27472 Portola Pkwy #205-412
Foothill Ranch, CA 92610

DO NOT DISCARD THIS PAGE

The perforated stub at the bottom will need to be signed and returned with your ballot.

In addition to this notice, this package contains the following:

1. One Official Ballot
2. One double-window envelope
3. One smaller Secret Ballot envelope
4. Eight pages of candidate statements

Please note: The candidates are solely responsible for the content in their statements, neither the Association, nor the Inspector of Elections have redacted or edited any of the content in the statements enclosed in this election package.

TRITZ

Maria Arias
1525 East 17th Street, Suite A
Santa Ana, CA 92705

February 6, 2026

A Meeting of the Members will be held as follows:

Date: March 9, 2026 (All mailed ballots must be received by us by March 8, 2026)
Time: 5:00 PM
Location: via zoom.com (Zoom info will be posted at: www.TheHOAElectionGuys.com/chestates)

If you do not have the ability to access zoom, the following physical location will be available with a device to access the zoom meeting: **The HOA Election Guys – 22521 Avenida Empresa, Ste 120, Rancho Santa Margarita, CA 92688**

This Meeting of the Members is being held to vote on the election of FIVE (5) directors. A vote on IRS Revenue Ruling 70-604 will also take place to address potential excess funds and reduce tax liabilities.

For the election to be held, a quorum of the membership must return a ballot, or attend the meeting.

The Canyon Hills Estates Homeowners Association bylaws define a quorum as “51%” of the voting power of the association, or 21 members. This quorum requirement is lowered to 20% (8 members) at a reconvened meeting. If quorum is not reached at any meeting, the members in attendance at the meeting may vote to either (a) reconvene the meeting to a later date, or (b) close the meeting without reconvening, meaning no election will take place (this is done via a voice vote of the homeowners present at the meeting). If a meeting is reconvened the deadline for receiving ballots will be extended as well. Please return your ballot so that we can meet quorum!

If you have any questions, please do not hesitate to contact your association’s Inspector of Elections. The HOA Election Guys, Inc can be reached at (888) 380-3332 or by email at info@thehoaelectionguys.com

Detach along perforated line and place this stub in the provided window envelope.
Please make sure that the addresses are showing through the windows.

OWNER SIGN ABOVE (only one owner’s signature is required) **Signature must show through window or ballot will not be counted!**

TRITZ
Maria Arias
1525 East 17th Street, Suite A
Santa Ana, CA 92705

Canyon Hills Estates Homeowners Association

c/o The HOA Election Guys - CanyonHillsEstatesFILE
27472 Portola Pkwy #205-412
Foothill Ranch, CA 92610

Instructions:

- 1) Cast your vote(s) on the enclosed ballot.
- 2) Insert ballot into the smaller Secret Ballot envelope.
- 3) Insert the sealed Secret Ballot envelope into the window envelope.
- 4) Sign this stub in the left corner (**your ballot will not be counted if you do not sign this stub**)
- 5) Detach and insert this stub into the window envelope, making sure your signature and the addresses are showing through the windows.
- 6) Mail your ballot
(if not provided, make sure you apply postage!)

Ada Arevalo

My name is Ada Arevalo, and I am honored to be considered for service as a Director of the Canyon Hills Estates HOA. My family and I chose this community because we value safety, respect, and a sense of shared responsibility. We believe a community should feel like a place of belonging, not conflict.

Professionally, I have spent more than two decades in executive leadership roles across finance, investing, housing, and community development. I have served in many for and non profit boards and currently serve in executive leadership within a public agency focused on building systems, accountability, and long-term solutions that serve diverse stakeholders. My work is demanding and high-stakes, requiring discipline, transparency, sound judgment, and the ability to navigate complex challenges without losing sight of people.

Like many of you, I am deeply concerned about the growing tension, legal exposure, and rising costs our community is facing. Prolonged disputes, adversarial dynamics, and unnecessary legal spending do not strengthen a community, they erode trust, drain resources, and ultimately impact property values and quality of life. Data is clear: communities involved in repeated HOA litigation experience higher dues, increased insurance premiums, and reputational damage that affects resale values and buyer interest.

I am running to help restore balance, common sense, and constructive governance.

I believe an HOA should operate with:

- Clear rules applied consistently
- Open and respectful communication
- Fiscal discipline and transparency
- A focus on prevention over escalation

Every homeowner deserves an equal voice — regardless of tenure, background, or viewpoint — and no one should feel intimidated or silenced. Disagreements will happen in any community; how we handle them defines who we are. My approach is to listen first, rely on facts, seek solutions, and avoid reactive decision-making that creates long-term consequences for short-term emotions.

If elected, my focus will be on:

1. Reducing unnecessary legal exposure and costs
2. Strengthening communication between the Board and homeowners
3. Ensuring fair, consistent, and transparent governance
4. Refocusing HOA resources on safety, maintenance, and community well-being
5. Rebuilding trust so Canyon Hills Estates is known as a welcoming, stable community

I am committed to serving as a volunteer director with integrity, accountability, and respect for all homeowners. My goal is not control - it is stewardship. Not conflict - but resolution. Not division - but a neighborhood we are proud to call home.

Thank you for your consideration and your vote. I welcome conversation and believe the best communities are built through dialogue, not division.

— Ada Arevalo

A Turning Point for Our Canyon Hills Estates Community



It has been an honor to serve as your Canyon Hills Estates HOA President for the last 2 years. I have had the pleasure of getting to know many of you as neighbors and friends. I live with my beautiful wife Kareen and 3 children (Ethan 18yo, Emelia 16yo, Ashlyn 5yo) and have a very rewarding job as Director of Child Neurology at Children's Hospital Orange County/Professor of Clinical Pediatrics and Neurology at UC Irvine. My work life is filled with high intensity, and I deal with life and death situations involving the children of Orange County every day. Unfortunately, the legal drama facing our community has been more stressful and time consuming than my already demanding day job.

The countless hours spent replying to opposing lawyers' voluminous requests, afternoons taken off work to attend unsuccessful mediations, rescheduling vacation time with my family, and dealing with the tens of thousands of dollars of HOA frivolous spending has been demoralizing. I serve as a volunteer as CHE Board President for the members of this community with gratitude and humility. CHE has been my home for the last 4 years, and I will fight for a community of peace and respect. My family and I should not be bullied by the threats of lawsuits, and neither should yours. This is why I am asking for your vote. We need our entire community to bring back common sense and unification as we had with the CHE board two years ago.

I am saddened that the legal actions and harassment by a small fraction of our community members led to the departure of Scott Baker and his family. The cost of this frivolous legal drama could have funded a new entrance way, enhanced landscaping, a modernization/digitization of our CCR's, and in some states a small home. Instead, you will see continued INCREASES in assessments to fund lawyers and ramifications of future liability coverage of our community, all over a fence that was paid for by the homeowner. This continues now, even after following expert reputable legal advice and a settlement agreement signed by both parties.

(continues on reverse)

Personal Statement: **John Crawford MD MS** *(continued from reverse)*

Our community now has a reputation among the local real estate agents due to past and ongoing legal threats and actions. This will likely lead to falling home prices and disgruntled new homeowners who deserve to be welcomed and not intimidated.

My focus has always been on the safety of our community. Instead of focusing on a fence, I have been working on making our entranceway safe. I had an in-person meeting with the Anaheim City Manager to discuss a paved sidewalk and an extended lane into our community. As a first step, you will notice the city placed a turn sign before the entrance and they are in the process of designing renovation plans. I will not feel safe walking my 5-year-old daughter to D's Donuts on Sundays until we have a sidewalk and proper turning lane. While some are prioritizing legal actions against the HOA and our community members (which have led to continued rising HOA costs and member fees), I am prioritizing the improvements that we can make.

Every member of Canyon Hills Estates has an EQUAL VOICE irrespective of how many years of residence. And each member must be heard WITHOUT BEING INTIMIDATED, as many have expressed they have experienced at some point, including the Baker Family. My goal is to have an open, honest, and respectful dialogue about the challenges that our community faces without legal threats and frivolous wasting of our HOA dues.

As your current CHE Board Member and President, I have and will continue to fight for:

1. A Neighborhood of Friends
2. A Safe and Respectful Community
3. Enhanced Communication Between Board Members and the Community
4. An End to Bullying and Harassment through legal threats by our own community members.

PLEASE VOTE and let your voice be heard so that we can set the path for a better CHE. The time for change is now.

You are welcome to visit Kareen and I at our home any time.

Yours very truly,

John Crawford MD MS

6685 E Canyon Hills Rd

Hani Duran



Dear Canyon Hills Estates Neighbors and Friends,

Please allow me to introduce myself once more, especially for any new neighbors I've yet to meet. I'm a mother of 4 (2 young adults 24 & 22 yrs of age and 2 pups). My husband and I own a Wealth Advisory Firm, however, my passion is in helping women and young adults who are Survivors of SA/ST learn to cope with their trauma through Trauma Release Yoga, Somatic Therapy, Compassionate Inquiry and Breathwork. I am also a volunteer for a local dog rescue. Being of service to my communities has always been my driving force. Running for a board position for our community is one of them.

First, I want to express my deep gratitude to John Crawford and Dean Felch for their continued leadership and resolve to stand up to the few members of this community who seem to perceive being a board member as a position of power over the rest of us. I'm also grateful for John and Dean's effort to bring awareness to us regarding the waste of our HOA budget by previous board members. Over the last few years, our HOA funds have mostly gone to lawyer's fees. This year, we even had to dip into our reserves. Additionally, our time - mine and Sali Gunasekara's as board members in 2024, and John and Dean's as current board members - has been spent on hours of mediation. We have all been threatened by Dale Woodward to be sued individually for trying to do our job and find resolution to a dispute he refused to resolve years ago. One he still refuses to resolve.

I also want to commend Sali Gunasekara for his generosity and commitment to this community. Last year, when we had our block party, Sali not only contributed so much food and drinks for us, he also contributed hours of labor from his own employees on his own dime. Same goes for last Christmas when we had no funds for Christmas lights at the entrance of our neighborhood. All 5 members (John, Dean, Sali, Scott, and myself) contributed time, our own lights, and decorations and, once again, Sali contributed hours of his own employees' time

and labor to help us. How sad that this year, we didn't have the spirit of the Holidays at our entrance.

For those who never had the opportunity to know the Bakers, they were really good people. Ever so helpful and warm. It is so unfortunate that they had to leave this community knowing the bullying was never going to let up and that it would only cost all of us more money. And yet, here we all are, still having to put up more association fee increases on top of assessment fees. When does it stop? When will it be enough?

This is why I've decided to run once more. This is no longer just about a volunteer job in service of community. This is also about standing up for what is right. We are a community of parents, grandparents, retirees...etc. We all have our own life, health, and financial burdens that deserve priority over a decade long dispute between a number of old board members and a neighbor who no longer resides in our community. It is time to move on. We need to prioritize the current needs of this neighborhood.

I am also excited to learn that one of our neighbors, Ada Arevalo, has decided to run. She is a kind neighbor and I know she will help bring common sense and compassion back to this community.

The only thing constant in life is change and it is up to us to ensure that our neighborhood continues to change for the better. We must protect the value and reputation of our neighborhood, and we must start with wanting what's best for our neighborhood outside of any one person's individual pride and ego.

Given the opportunity to be a board member once again, I pledge to work FOR YOU, our community.

Thank you for your consideration.

Hani Duran

951-415-7274

Dean Felch



Thank you for taking the time to read these statements and participate in our community's HOA election. We all have meaningful pursuits in life that demand our attention and energy. Many of us are parents or grandparents. Some of us have parents or grandparents whom we take care of. We work or have worked demanding jobs. We volunteer our time to causes that we believe deeply in. In the midst of all of that, it would be easy to lose sight of the HOA that manages a small amount of landscaping and aesthetic oversight in our community and sends us a bill for ~~\$160~~ ~~\$192~~ ~~\$211~~ ~~\$232~~ each month. I would not blame you if you wished to ignore this election packet along with all other HOA correspondence and focus solely on serving the people and commitments that bring value to your life. I certainly wish I could.

In February of this past year, I started a new job as an Education Specialist with the Orange County Fire Authority, a happy development after a knee injury ended my active firefighting career several years ago. An even happier development came a month later when Kristine and I learned that she was pregnant with our fourth child, due to arrive on 1/13/26. The additional responsibility of serving in my third term as a director of Canyon Hills Estates HOA, under normal circumstances, shouldn't have diverted much of my attention and energy away from caring for my pregnant wife and three children while embarking on a new career within the fire service. But, as most of us now know, the circumstances in this HOA are far from normal. In fact, they are far from sane. Let me explain, as briefly as I can:

Several years ago, there was a dispute between the HOA and a community member. In the course of seeking to resolve this dispute, a former board spent over \$40K in legal expenses over four years. A new board elected in 2024, of which I was a member, pursued and achieved a settlement of this dispute, stemming the flow of money out of our community and into lawyers' pockets. A former director, disagreeing with the settlement, threatened to sue the HOA which restarted the flow of money outward. Despite the Board having followed legal advice and adhered to all of its governing documents, this dispute about the resolution to a dispute has now cost the HOA at least an additional \$40K in legal expenses. And that is just the financial cost.

The cost in terms of volunteer hours spent by John Crawford and myself especially, but also former directors Hani Duran and Sali Gunasekara, is even dearer. For John and myself, serving on this board and defending our community against an unending barrage of legal threats has become a veritable part-time job, costing us 5-10 hours of work (and sometimes more than that) nearly every week of this past year. We have shifted work and family schedules around to make time for multiple full-day mediation sessions. We have had to respond to a community member's formal threat to sue us personally. And all of this just to resolve a dispute that was already resolved.

There is much more I could write about this legal travesty that has afflicted our community, but I would like to relegate all of it to where it belongs: the past. With your support, we can leave this inane in-fighting in the past and move forward into a brighter future where our HOA uses its resources to build our community up rather than tear it pieces. In that spirit, I am not going to use this statement to attack the other candidates who have attacked me, spread lies about me, robbed me of precious family time, and even pushed me to brink of moving out of this community. Instead, I am going to ask you to join me in speaking up for what, I believe, the vast majority of us agree is necessary for this neighborhood to thrive: Love, honesty, respect and common sense.

I promise you that we can uphold these values *and* our HOA's governing documents at the same time. I have made every effort to do so for the past three years of board service. And though I wish I could forego a fourth term and devote my free time entirely to enjoying my family, the most important lesson I can teach my children is to make sacrifices in order to serve others with compassion and humility. I humbly ask you to trust in me to continue to serve this community with love, honesty, respect and common sense. And I would encourage you to cast your additional votes for **Ada Arevalo, John Crawford, Hani Duran, and Sali Gunasekara**, all of whom are similarly dedicated to serving you. Although none of us can do anything to reduce the HOA's legal expenses—that is entirely in the hands of those who persist in prying open an already settled dispute—we are all committed to reducing our monthly assessment as soon as it is fiscally feasible. Thank you again for your time and may God bless you and your family in this new year.

Gratefully,

A handwritten signature in dark ink, appearing to read 'Dean Felch', with a long, sweeping horizontal line extending to the right.

Dean Felch

431 S. Canyon Ridge Drive

P.S. For those of you who are new parents or new grandparents, I am certified through the fire department as a Car Passenger Safety Technician and would be happy to help you install a car seat or check your current installation. Reach out anytime by email (deanfelch@gmail.com) or phone call (504-450-7570).

Sonja Grewal

I was on the 2023 board that denied an owner permission to rip out landscape, scrape a slope, regrade another, and move an existing fence to enclose HOA common area. Boards tried for several years to work with him. He brought legal action (which HOA insurance covered). Multiple five member boards denied his requests, because CC&Rs (Covenants, Conditions, & Restrictions) required him to pay for the damage. Zero cost to the HOA. This decision was communicated clearly to all of us owners in 2023.

However, in 2024, new Directors (Crawford, Felch, Duran, Gunasekara) made a decision based on misinformation and an apparent belief that they had no responsibility to follow the CC&Rs. They approved the homeowner's request (coincidentally, the 5th Director) to construct a fence on the common area, saying it was hazardous (a hazard he created). They fired the HOA's attorney and hired a new one.

The new attorney rudely told attendees at a meeting that *"if you don't like it, sue!"* This is the tone that the 2024 directors projected, although they feigned the desire to enhance neighborly interactions.

Although there were and are a significant number of owners who opposed the decision, only one person stepped up to call the Board to task—Dale Woodward.

2025 Directors John Crawford and Dean Felch now blame Woodward for increased dues and legal expenses. In fact, Crawford and Felch are responsible. They have wasted our money fighting a simple request by Woodward.

In 2024, Woodward simply asked that they follow the requirements of the CC&Rs and have us 40 homeowners vote whether it was ok to allow a homeowner to fence common area.

A vote would have provided an answer to those of us who disagreed with the Board's decision. It would not have cost much. It would have demonstrated the Board's desire to involve and respect us owners.

Instead, the 2024 board and 2025 board majority refused to call for homeowners to vote. They wasted month after month of OUR money fighting Woodward's request. Why? Did they fear we would say no? Were they favoring the board member whose request had been denied by previous boards? Is it a personality issue against Woodward?

The 2023 board left the HOA in good financial shape with reserves higher than ever. How quickly this has turned around.

I've served on the board "off and on" since 1980. I've researched county and city maps and talked with engineering staff regarding our specific common areas and how and why they were determined. Our CC&Rs are wordy, but very relevant to the stability of our slopes, drains, driveways, drainage, and aesthetics of our tract. They are also a legal document that boards must follow.

When we purchased our homes, we agreed to the tract's CC&Rs. 21 homeowners in Canyon Hills Estates legally own "the dirt" and pay taxes on common area, but are restricted from using it. All 40 of us enjoy the openness and uniqueness it creates in the tract as a whole. The delineation of common areas is generally defined on the CC&Rs map and historically, through 45 years of tree trimming, landscape and sprinkler location and maintenance. If elected this year, I will work with whoever is elected to resolve the mess that the 2026 board will inherit. Thank you for your consideration.

If you have questions regarding my comments, please call me at 714-742-2473 or email me at SLGrewal@aol.com.

Sali Gunasekara

Dear Neighbors and Friend,

We have been residents of Canyon Hills Estate for over three years, and my family loves the beautiful, serene outdoors and our lovely community. My wife and six-year-old son love the greenery and friends they have made in our neighborhood. My educational background is in Civil and Mechanical Engineering. Currently I own and operate Private Montessori schools for young children and work also as a Realtor and Developer.

Canyon Hills Estates is a community with strong roots, proud homeowners, and a shared investment in the place we call home. Over recent years, however, our association has faced significant challenges. Legal disputes and escalating costs have placed a heavy burden on the HOA - financially, emotionally, and socially. These challenges have understandably caused frustration, uncertainty, and division among most residents.



I am running for the Board of Directors because I believe Canyon Hills Estates is ready for healing, stability, and a renewed sense of purpose. As a previous board member along with Jonh Crawford, Dean Felch and Hani Duran, we were able to resolve a long-standing dispute with regards to the fencing at the entrance to our neighborhood. I believe the resolution has saved the community thousands of dollars in litigation as well as continuous maintenance of this area. However, due to a few past members not agreeing to this decision, it has caused much anxiety and cost to all in our community.

While we cannot change what has already occurred, we *can* learn from it. Legal matters and related expenses must be managed prudently. I will make decisions that affect the community as a whole and not an individual resident and for the benefit of the entire neighborhood.

Fiscal responsibility will be a priority. Every dollar spent by the HOA represents the hard-earned contributions of our homeowners. I believe in disciplined budgeting, and forward planning to minimize unnecessary legal costs. Responsible governance today will help protect property values and financial stability tomorrow and reduce our association fees which have been increasing with no return. Our neighborhood was one of the few in the entire area, which was not decorated for the holidays, as we did not have sufficient funds to do so due to excessive legal costs created by a few members.

Equally important is restoring trust and unity within our community. Over time, disagreements and unresolved issues have created tension and, in some cases, lasting divisions that have caused residents to leave and others not to join our community, that may cause a reduction in property values. I believe strongly that an HOA board must serve as a bridge, not a barrier, between

neighbors and work diligently to increase your investment. My goal is to foster an environment where communication is respectful, meetings are productive, and differing opinions are welcomed without hostility.

If elected, I will work to promote collaboration among board members and homeowners alike. This includes encouraging open forums, improving communication channels, and ensuring that all voices are heard and considered not only of those who have been in the community for an extended period, but all homeowners. A strong community is built when residents feel respected, informed, and included in the process.

Canyon Hills Estates deserves leadership that is steady, fair, and focused on meeting the needs of an ever-changing future and not being stuck in the past. I am committed to working with integrity, listening with an open mind, and helping guide our association toward a more unified, transparent, and financially sound path forward. I urge you cast your vote to be a part of positive change that will bring harmony and togetherness in our community, and put your trust on my colleagues, who have served as previous and current board members who made a difference, John Crawford, Deal Feltch and Hani Duran.

Thank you for your time, your trust, and your consideration.

Sali Gunasekara

Candidate Statement for Gloria Hale

Thank you for your consideration in re-electing me to the 2026 CHE Board of Directors. I would be honored to serve our board again. Since 1978, I've lived in our great community along with my husband, Brian, and served on the Canyon Hills Estates Board of Directors for most of those years.

My background as a business owner for over 47 years, a current board member for Dinah Shore Business Properties, past board member for the Anaheim Chamber of Commerce and the American Subcontractors Association has equipped me with extensive experience in governance, financial oversight, and collaborative decision-making abilities to contribute effectively to our HOA.

I am seeking re-election to help restore stability, accountability, and transparent communication within our homeowner's association. Our community has recently faced challenges that underscore the importance of careful decision-making grounded in our governing documents, applicable civil codes, and sound fiduciary judgment. While prior board experience is not required to serve effectively, adherence to these principles is essential.

In 2024, while I was not on the Board, the enclosure of an HOA easement was approved based largely on legal advice, without sufficient independent review or the approval required by our governing documents and the law. This benefited a former homeowner at the expense of the association. Additionally, the prior board decision placed the Association in a compromised situation with future risk for financial and legal liability for injury and slope failure.

My intent in noting this is not to assign blame, but to highlight the importance of diligence, oversight, and thoughtful governance.

If re-elected, my priorities will include:

- **Replacing current legal counsel with representation that is fully accountable**
The existing legal agreement from 2024 requires the Association to pay all defense costs if the law firm is named in a dispute between a homeowner and the Association. This provision shifts all financial risks to homeowners and removes any meaningful accountability for the firm's advice. In my opinion, this is unacceptable. The Association must retain legal counsel that stands behind its guidance and is financially responsible for the advice it provides.
- **Ensuring board decisions serves the best interests of the Association**
My focus is protecting our shared assets, preserving property values, and ensuring decisions are made for the long-term benefit of the entire community. Our board must regain community trust through open, honest communication with all the homeowners.
- **Community activities and opportunities**
I believe a strong community is built not only through good governance, but through connection. If elected, I will support and encourage community activities and social gatherings that bring neighbors together, foster communication, and strengthen our sense of belonging.

Our community is a place we all value and it deserves leadership that reflects maturity, experience and a focus on the collective well-being of all the homeowners. I would be honored to contribute my skill and dedication to help restore confidence moving forward.

Together, we can make Canyon Hills Estates an even better place to live. I appreciate your consideration and humbly ask for your vote.

Gloria Hale
6675 E. Canyon Hills Road
Cell (714) 743-2138

2026 CHE Board Candidate Statement, Dale Woodward

A vote for me is a vote to maintain our CHE common areas in accordance with our CC&Rs and other foundational documents, as well as applicable Civil Codes, including CC 4600, just as we have done for more than 45 years. Summarized briefly, our CC&R's, supported by CC 4600, require 75% of CHE homeowners to approve any conversion of common area to exclusive use. CC 4600 provides for homeowner recovery of attorney fees if a homeowner wins a case against an association for having approved such a conversion without obtaining the required voter approval. Attorney fee recovery may not be covered by insurance. Under our CC&Rs 75% approval is also required for any change in the original design of CHE, such as the appearance of the Fairmont Street entry.

The 2024 Board overturned many years of prior Board denial decisions and approved conversion of common area at 6695 Canyon Hills to exclusive use without the required vote. Two members of the 2025 Board continue to support that decision. I do not. I was not a member of the 2024 Board. If that decision is allowed to stand as precedent, any of the other 20 homeowners who own lots with a common area easement can regrade their common areas, relocate fences, and use the common areas as they wish, thereby changing forever the appearance of CHE, and diminishing the market premium for our homes. 6695 sold to a new buyer in mid-2025.

Further, since CHE is a minimum grade community, once homeowners change the grading of individual lots, slope failure becomes a real concern. This concern exists for the 6695 Canyon Hills property as the Board, in May 2024, withdrew the grading plan which had been prepared by a professional engineering company and previously submitted to the City on behalf of the HOA for approval and permitting. There has been substantial regrading of the slope at 6695.

My efforts to defend our CC&Rs and oppose the improper conversion of common area to exclusive use has been met with hostility, misinformation and the unnecessary expenditure of homeowner funds. The law firm representing the Board, at the direction of the two directors who currently comprise a voting majority, has consistently escalated matters, even though the Board exceeded its authority by granting exclusive use of common area to one homeowner without the required vote. For example, In November 2025 I proposed a delay of the legal time clock until March 31, 2026 in an effort to see if we could find a fix to the problem without litigation. Board Members Crawford and Felch voted against this reasonable request resulting in further legal involvement and added costs.

With financial support from other concerned CHE homeowners, I have retained legal counsel. I take no pleasure in investing my resources, both financial and emotional, in an effort to ensure CHE Boards follow our governing documents, and the law, however, given the circumstances, the path forward requires a change in Board membership. I'd very much appreciate your vote. Thank you.

Dale Woodward, CFP, MBA, MS, 6625 Canyon Hills Rd, dwfinancialinc@aol.com