



Rancho Santana Homeowners Association, Inc.

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

Vintage Group - Catherine Baker
74760 Highway 111, Suite 106
Indian Wells, CA 92210

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. One double-sided page 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.

September 4, 2026

A Meeting of the Members will be held as follows:

Date: October 6, 2026 (All mailed ballots must be received by us by October 5, 2026)
Time: 10:00 AM
Location: via zoom.com (Zoom info will be posted at: www.TheHOAElectionGuys.com/santana)

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: **Vintage Group – 74760 Highway 111, Suite 106, Indian Wells, CA 92210**

This Meeting of the Members is being held to vote on the election of TWO (2) 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 Rancho Santana Homeowners Association, Inc. bylaws define a quorum as “one-third (1/3)” of the voting power of the association, or 67 members. This quorum requirement is lowered to 20% (40 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!**

Vintage Group - Catherine Baker
74760 Highway 111, Suite 106
Indian Wells, CA 92210

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c/o The HOA Election Guys - RanchoSantanaFILE
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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!)

CANDIDATE STATEMENTS
(Additional statements on reverse)

Karla Rockey

Karla Rockey for the Rancho Santana HOA Board

My name is Karla Rockey, and I am pleased to announce my candidacy for the Rancho Santana HOA Board.

My husband, Mike and I purchased our home in 2023 as a second home. Like so many Rancho Santana homeowners, we spent 2 years traveling back and forth before deciding in the spring of 2025 to leave Seattle and make La Quinta our permanent home. We love the desert, and we cherish our Rancho Santana neighbors and community.

As a homeowner, I am committed to promoting fiscal responsibility while helping ensure our neighborhood remains safe, welcoming and a beautifully maintained place to live.

If elected, I will encourage open communication, transparency in board decisions, and responsible management of our association's resources. I believe homeowners deserve to be informed, heard, and treated with fairness and respect.

I bring over 30 years of experience in the real estate industry. I spent 25 years with a major title and escrow company, and for the past six years I have worked alongside my husband as a mortgage broker and lender, helping families achieve the dream of homeownership.

I bring a practical, solution-oriented approach to every challenge and will make decisions based on what is in the best interest of our entire community. My goal is to help preserve and enhance the quality of life at Rancho Santana while planning responsibly for our future.

It would be an honor to earn your support and the opportunity to serve our community. Thank you for your consideration and for your vote.

CANDIDATE STATEMENTS
(Additional statements on reverse)

David Salceda

Hello fellow homeowners, My name is David Salceda and my phone# is 949 292 8501

My wife Julia and I have been homeowners here at Rancho Santana over 10 years. Like so many of us we were absentee homeowners and not very involved in our community. About 3 years ago we became full-time residents.

It has been our honor to say we have not only neighbors but people we consider now as friends. As they say "We have skin in the game."

Should you fill out your ballot and vote for me to be a member of the board I will pledge to be a fiscal conservative while making sure our community is Safe. I would expect that I would be your voice on the board and represent your concerns even if they are in the minority. This community has a number of issues both mundane as well as potentially significant. As a board member I will consider all.

I have no experience as an association board member. What I do have is an ability to work with others to build and safeguard shared agreements. Some work history and education is as follows:

- US Army Combat Infantry 1967-1969
- Bachelor of Science UCLA 1974
- Deputy Sheriff – Orange County California
- Police Officer/Investigator/Supervisor – Santa Ana Police Department
- Background Investigator
- Crime Prevention Supervisor
- Homicide Investigator
- Investigations Supervisor
- Field Operations Supervisor
- Communications Supervisor
- Wage Negotiations team member