

President's Message

January 2023

Hi,

It is hard to believe that it is already 2023. The year has passed quickly. We started out 2022 with no activities in the Clubhouse due to COVID. Since April, we have been able to have many events there. We have had dinners, bingo, Bible studies, Chinese music festivals and karaoke and dancing. Quite a change from 2021.

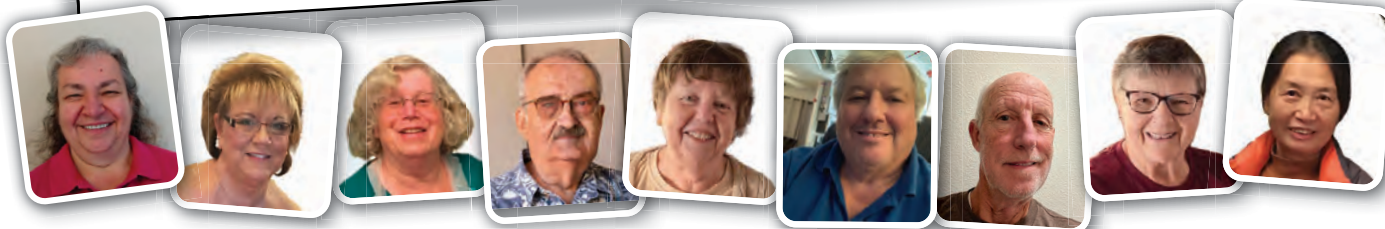


Our Community Thanksgiving dinner was very successful. The Cape Cod Chefs outdid themselves. The dinner consisted of turkey or ham, stuffing, green bean casserole, mashed potatoes, salad, jello salad, rolls and either apple or pumpkin pie. No one went home hungry!! We also had a tree for people to write down what they were thankful for. The Cape Cod Residents Association would like to thank the following people for their help in making this a truly "Community Dinner": **Linda Brandewie** (green bean casserole); **Mary Knoppe** (jello salad); **Bruce Edmundson** (stuffing and carving turkey); **Diane Daley** (green bean casserole); **Bill Hines** (turkey and set up); **Joyce Just** (ham); **Weizhi Sun** (turkey and serving dinner); **Kathy Love** (jello salads and serving dinner); **Art Aguiniga** (turkey, carving turkey, and serving dinner); **Vicky Lawson** (salad); **Priscilla Mattson** (sign-in); **Valentina Stahl** (decor, undecorating, and packing decorations); **Peggy Wegner** (shopping, organizing, set-up, potatoes, and serving dinner); **Sheila Wark** (shopping, organizing, set-up, potatoes, cranberries, and running the kitchen); and **Tim Gladwin** (carving turkey and sound system). A special thank you goes to the clean-up crew of **Weizhi Sun**, **Pong Sang Yeung**, **Art Aguiniga**, **Kathy Love**, **Christy Winters**, **Peggy Wegner**, **Lai-King Mau**, **Sheila Wark**, **Valentina Stahl**, **Elizabeth Morrison**, **Eric Hopp**, and **Tim Gladwin**. We will be planning more "community dinners" in the future.

On December 3, 2022, we had our Christmas Decorating Party. The Clubhouse looks terrific. Many thanks go to: **Bill Hines** (moving all the boxes from the Spider Shed), **Bruce Edmundson**, **Alice and Paul Goodwin**, **Nat Hanson**, **Elizabeth Morrison**, **Eric Hopp**, **Weizhi Sun**, **Pong Sang Yeung**, **Nina Kramer**, **Dave Sloan**, **Rainer Hoffman**, **Sheila Wark**, and **Peggy Wegner** for all their hard work. We will be having our Undecorating Party on January 7, 2023.

This will be my last President's message as a new Board and President has been elected for 2023. I would like to thank everyone who has helped me preside during this unusual time. A special thank you to **Sheila Wark** who has worked tirelessly with me during this period. I am sure she will do an excellent job as your new President.

Peggy Wegner
pawegner12@gmail.com



The 2022 CCVRA Board Members

(L to R) Sheila Wark, Kathy Love, Peggy Wegner, Bruce Edmundson, Diane Daley, Randy Dinga, Bill Hines, Priscilla Mattson and Weizhi Sun

The Cape Cod Whaler is published monthly by MHB Group
for and distributed solely to residents of Cape Cod Village.

Cape Cod Village Residents Association

November 29, 2022 Association Meeting Minutes



CALL TO ORDER. The meeting was called to order on November 29, 2022 at 7:00 pm. There were 18 residents in attendance.

FLAG SALUTE was led by **Nina Kramer**.

WELCOME NEW ATTENDEES: No new attendees.

APPROVAL OF MINUTES: A motion was made by **Carole Cildress** and seconded by **Art Aguiniga** to approve the September 27, 2022 meeting minutes. Motion carried. A motion was made by **Art Aguiniga** and seconded by **Nina Kramer** to approve the October 25, 2022 meeting minutes. Motion carried.

REPORTS

TREASURER'S REPORT

As of November 1, the beginning balance was \$6418.01

Total Income was: 1,000.81

Total expenses were: (\$746.99)

Ending balance at November 29, 2022 was \$6,671.83

Event summary by item:

Thanksgiving Dinner: Expense: (\$568.28) Income: \$826.00 Net Income: \$257.72

Comments and questions were invited from the floor. The report will be filed subject to audit.

MEMBERSHIP REPORT

Sheila Wark reported that we currently have 132 members in the Association from 84 households.

TREASURE SEEKERS REPORT

Treasure Seekers are continuing to pickup donations once a month on the first Sunday of each month. For the month of November, Treasure Seekers collected \$174.81. Our next collection day is December 4, 2022.

OLD BUSINESS

► BOARD MEMBERS FOR 2023

At the last meeting, the following slate of officers was put forward after noiminations closed:

President: **Sheila Wark**

Vice-President: **Kathy Love**

Secretary: **Peggy Wegner**

Treasurer: **Bruce Edmundson**

Members at Large: **Priscilla Mattson, Randy Dinga, Weizhi Sun, Diane Daley, Bill Hines**

Moved by **Nina Kramer** seconded by **Art Aguiniga** that the above mentioned slate of officers be elected by acclimation. Motion carried. The new board will be sworn in at the December 27, 2022 Association meeting

► LIBRARY

Kathy Love, Sheila Wark and **Peggy Wegner** got together and put the books on our newly painted shelves. The books are divided by paperbacks and hardbacks. In each section, they are placed in alphabetical order by the author's last name. People are now welcome to borrow books from the library.

Cape Cod Village Residents Association

November 29, 2022 Association Meeting Minutes



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► HOLIDAY DECORATING CONTEST

We have three new categories for the holiday decorating contest this year:

- 1) The Twelve Days of Christmas: you pick one of the twelve days of Christmas and decorate accordingly.
- 2) Ugly Christmas Sweater: decorate based on your favorite "Ugly Christmas Sweater".
- 3) Recycle Christmas: decor must be made from recycled materials.

There will be one \$30.00 prize for each category. To be eligible to receive votes, you must have decorated to one of the above themes. Voting will be open in early December and will close on December 20, 2022. The ballot box will be beside the Association box in the clubhouse. Prizes will be awarded at the December 27, 2022 CCVRA meeting.

NEW BUSINESS

► CONTRIBUTION TO SUNNYVALE COMMUNITY SERVICES

We will once again be sending a check of \$250.00 as a donation to Sunnyvale Community Services.

► DUES FOR 2023 MEMBERSHIP

For 2023, our dues will remain at \$6.00 per person/per household. The new membership forms will go out in early January.

► CHRISTMAS TREE DONATION

We would like to thank **Paul and Alice Goodwin** who donated a 7' Christmas Tree for our library.

► EVENTS

Halloween - October 29, 2022 - 5:30 pm.

Tim Gladwin was the chairperson. We had 32 people sign up for this event. The pot luck meal was fantastic. After dinner we had a viewing of the Rocky Horror Picture Show. Costume contest winners were **Joe Miller** as Dr. Frankenfurter, **George Kulcher** as the Grim Reaper and **Ardi Hamilton** as the Wicked Witch. Raffle winners were: **Valentina Stahl**, **Elizabeth Morrison**, **Alice Goodwin**, **Pong Yeung** and **Sheila Wark**. **Tim Gladwin** would like to thank everyone who helped out: **Valentina Stahl**, **Weizhi Sun**, **Pong Yeung**, **Peggy Wegner** and **Sheila Wark**.

Game Day - November 5, 2022 - 1:00 pm.

Elizabeth Morrison was the chairperson. There was only one person from the park that came and **Elizabeth Morrison** had some friends come to round out the day. It was suggested that we try this on an evening or possibly on a Sunday. Also it was suggested that we need to give more notice. **Elizabeth Morrison** is willing to try again in the new year.

Learning Karaoke and Four Step Dance - November 7, 2022 - 6:30 - 8:30 pm.

Chairperson: **Weizhi Sun**.

Bingo - November 9, 2022 - 7-9 pm.

Peggy Wegner and **Sheila Wark** ran this event. We had 12 people participate. We learned that we get a better turn out on Thursday evenings instead of Wednesday.

(Continues on page 4)

Cape Cod Village Residents Association

November 29, 2022 Association Meeting Minutes



(Continue from page 3)

Thanksgiving - November 20, 2022 - 4:30 pm.

Cape Cod Village Community Dinner.

We had 53 people sign up. It was truly a community effort and very successful. The food was good and everyone went home stuffed. We had many community chefs who made the delightful dinner. We have the following people to thank for their assistance:

Linda Brandewie:	green bean casserole
Mary Knoppe:	jello salad
Bruce Edmundson:	dressing and turkey carving
Diane Daley:	green bean casserole
Bill Hines:	event set-up and cooking a turkey
Joyce Just:	ham
Weizhi Sun:	turkey
Kathy Love:	jello salads
Art Aguiniga:	turkey and turkey carving
Vicky Lawson:	salad
Priscilla Mattson:	sign in
Valentina Stahl:	decor and undecorating and packing decorations
Peggy Wegner:	shopping, organizing, set-up, potatoes
Sheila Wark:	shopping, organizing, set-up, potatoes, cranberry sauce
Tim Gladwin:	carving turkey and sound system

Clean-up crew: **Weizhi Sun, Pong Yeung, Art Aguiniga, Kathy Love, Christy Winter, Peggy Wegner, Lai-King Mau, Sheila Wark, Valentina Stahl, Eric Hopp and Elizabeth Morrison.**

We will definitely be doing more of these events in the future.

Learning Karaoke and Four Step Dance - November 7 and November 21, 2022 - 6:30 - 8:30 pm. Chairperson: **Weizhi Sun.** The numbers vary. **Weizhi Sun** is going to continue throughout 2023 on every second Monday night. The first being January 9, 2023.

Holiday Decorating Party - December 3, 2022 - 10:00 am.

Learning Karaoke and Four Step Dance - December 5, 2022 - 6:30 - 8:30 pm.

Chairperson: **Weizhi Sun.**

Holiday Party - December 11, 2022 - 4:30 pm.

The board will run it. The cost will be \$5.00 per person. More details to follow.

New Years Eve - December 31, 2022 - 5:30 pm.

This event will be a potluck. More details to come.

Comments, questions and additional items invited from the floor

We would like to thank **Diane Daley** for providing cookies for our meet and greet.

The next Association meeting is December 27, 2022 at 7:00 pm, with a Meet and Greet at 6:45 pm. There being no further business, a motion to adjourn was made by **Nina Kramer** and seconded by **Art Aguiniga.** Motion carried.

Meeting Adjourned at 7:43 pm.

Respectfully submitted,

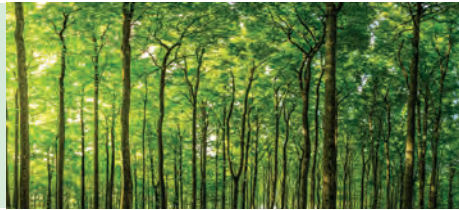
Sheila Wark
Secretary

Cape Cod Village Residents Association

Treasurer's Report - November 2022

11/01/2022 Balance Forward			\$6,418.01
Income:			
Treasure Seekers	\$174.81		
Thanksgiving party	826.00		
Total Income		<u>\$1,000.81</u>	
Expenses:			
Clubhouse - Christmas lights	(8.72)		
Awards/Prizes	(100.00)		
Bingo permit & refreshments	(69.99)		
Thanksgiving party	(568.28)		
Total Expenses		<u>(\$746.99)</u>	
Monthly Net Income (Expense)			<u>\$253.82</u>
11/30/2022 Ending balance			<u>\$6,671.83</u>

Event summary by item	Expense	Income	Net Income
11/20 Thanksgiving Party	(568.28)	826.00	257.72



January 2023

Sun.	Mon.	Tue.	Wed.	Thu.	Fri.	Sat.
1  Treasure Seekers 6:30 pm 	2	3	4	5	6	7 Undecorating Party 10:00 am
8	9  Karaoke and 4 Step Dancing 6:30 - 8:30 pm	10	11 Bible Study 1:30 to 2:30 pm 	12	13	14
15	16  MARTIN LUTHER KING JR. DAY	17	18	19	20	21
22 	23  Karaoke and 4 Step Dancing 6:30 - 8:30 pm	24 CCVRA Board Meeting 6:30 pm	25 Bible Study 1:30 to 2:30 pm 	26	27	28
29	30	31 CCVRA Meet & Greet 6:45 pm to 7 pm CCVRA Meeting 7 pm				

January 1	Treasure Seekers	6:30 pm to 7:00 pm
January 7	Undecorating Party	10:00 am
January 9	Learning Karaoke & 4 Step Dance	6:30 pm to 8:30 pm
January 11	Bible Study	1:30 pm to 2:30 pm
January 23	Learning Karaoke & 4 Step Dance	6:30 pm to 8:30 pm
January 24	CCVRA Board Meeting	6:30 pm
January 25	Bible Study	1:30 pm to 2:30 pm
January 31	CCVRA – Meet & Greet	6:45 pm to 7:00 pm
January 31	CCVRA - General Meeting	7:00 pm



January Celebrations



Happy Birthday

1 Yun-Peng Shao	25 Charles Norman
5 Tiffany Wang	26 Cecilia Huster
12 Barb Matson-Schwartz	27 Steve Leung
16 Louise Smith Gore	27 Wendy Wang
22 Victoria Lawson	27 Young Oh
24 Joan Johnsen	31 Pam Hibbs
25 Steve Hill	

Anniversary Congratulations

6 Jun & Ann Bongato	2001
27 Steve Leung & Amanda Sin	2017

January Directory Updates

Jean Atangan Spc 88 Pages 5 and 12 Remove

Please update your directory and take a moment to make sure your entries are correct. If not, please submit changes on the CAPE COD VILLAGE INFORMATION FORM printed in this Whaler and deposit in the CCVRA mailbox in the clubhouse.

CAPE COD VILLAGE INFORMATION FORM

Please **PRINT** all information

Date: _____ Space # _____

Name 1: First _____ Last _____

Phone (only 1 per person) _____ Birthday: (mm/dd) _____

Email _____

Name 2: First _____ Last _____

Phone (only 1 per person) _____ Birthday: (mm/dd) _____

Email _____

Anniversary: (mm/dd/yyyy) _____

Please fill out this form and place it in the CCVRA mailbox in the clubhouse.

***** **Updates and additions will ONLY be accepted on this form.** *****

*** *This information will be published in the Whaler, and used to update the CCV Phone Directory, (unless requested otherwise).* ***

***** **For Official Use Only** *****

Date Received: _____ Date Entered: _____ By: _____

Code: Anniv Birthday Delete Email Moved New Phone Spelling

CCVRA Contact Information

Name	Function	Number	eMail
Sheila Wark	President	1 (323) 886-7829	warkwyn@gmail.com
Kathy Love	Vice President/Events	1 (650) 793-0991	Kathylove07@comcast.com
Sheila Wark	Membership	1 (323) 886-7829	warkwyn@gmail.com
Diane Daley	Kitchen	—	dddaley3@gmail.com
Bruce Edmundson	Treasurer	1 (408) 542-9311	bruceedm@gmail.com
Jo Asplund	Circle of Care	1 (408) 744-1747	jvasplund@gmail.com
Kitty Etter	Whaler - Crew	1 (408) 744-0789	ketter63@yahoo.com
Priscilla Mattson		1 (408) 744-0789	prism2018@yahoo.com

Editorial Deadline

- *5th of each month*

Submissions

- Send submissions to: dms@danielsart.com
- Will be edited for content and space.
- No discussion of politics or religion shall be printed.
- No commercial advertising other than paid display advertising arranged with the publisher shall be included.
- Unable to accept copyrighted material.
- The publication is not to be used for residential / management disputes by either residents or management.

Copies of past issues of the Whaler can be found on the CCVRA website at:
<https://www.danielsart.com/CCVRA/Welcome.html>



CCVRA would like to thank the following people for helping us get the Clubhouse ready for the Holiday Season.

Bill Hines: for moving all the decorations from the spider shed

Our decorators: Nat Hanson
Eric Hopp
Elizabeth Morrison
Nina Kramer
Dave Sloan
Alice Goodwin
Paul Goodwin
Weizhi Sun
Pong Yeung
Rainer Hoffmann
Bruce Edmundson
Peggy Wegner
Sheila Wark



Come on out to the Clubhouse on

**January 9, 2023
January 23, 2023**

6:30 - 8:30 pm

**to learn more about
Karaoke
and
Four step Dance**

**For details call:
Weizhi at: 408
577-7164**

Thanksgiving Dinner



JoAnn & Ardi Hamilton



Diane Daley & Priscilla Mattson



Carole Childress



Dori Shimer & Phyllis Chrisman



Doug Emard & Ronnie Sendaydiego



Art Aguiniga & Kathy Love



Lorraine Steele, Laurie Willis, & Donna



Paul & Alice Goodwin



Sheila Wark

You can find these and other event photos on the CCVRA Website
<https://www.danielsart.com/CCVRA/Welcome.html>

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Pong Sang Yeung,
et al



Eric Hopp, Eliz Morrison, Valentina
Stahl, with Lai-King Mau, et al



Joyce Just



Mary Knoppe &
Charles Norman



Trisch McCall
& guest



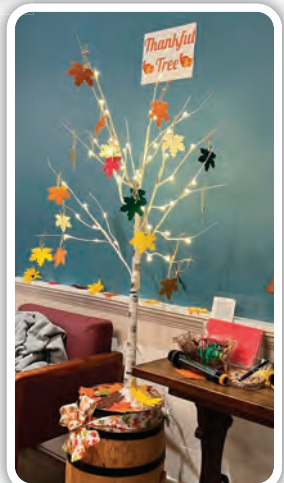
Valentina Stahl &
David Asplund



Vicky Lawson



Weizhi Sun, Bruce
Edmundson and
Tim Gladwin



Charlotte “Charley” Parkhurst (1812-1879) Stagecoach Driver

At a time when women were forbidden to assume such roles, Charlotte “Charley” drove a stagecoach for Wells Fargo. Her unusual life as a crossdressing stagecoach driver and the likelihood that she was the first woman to vote in California qualify her as a true trailblazer.

Parkhurst was born in 1812 in Lebanon, New Hampshire. Abandoned by her parents and placed in an orphanage, at approximately the age of fifteen, she borrowed male attire and ran away. In the early 1800s, a girl would have had difficulty earning a living, but a boy could become an apprentice and learn a trade. Although males had more employment options available than females, the specific reason that Charlotte Parkhurst chose to be known as “Charley” and to live her life as a man is unknown.



After leaving the orphanage, Parkhurst found work as a stable boy cleaning stables, pitching hay and caring for horses in Worcester, Massachusetts. Her employer, Ebenezer Balch, observed that she had a natural ability to connect with horses, and he trained her to handle teams. Parkhurst became skilled in the art of driving first two-in-hand, then four-in-hand and later six-in-hand horse teams. Balch later purchased What Cheer Stables in Providence, Rhode Island, and took Parkhurst along to work for him. During the years she lived on the East Coast, Charley Parkhurst acquired a reputation for being an outstanding “sure handed driver.”

By 1849, the gold rush had begun, and two years later, Parkhurst traveled by ship to California, where she obtained work with the recently established California Stage Company. At the time that she arrived in San Francisco, Charley Parkhurst was nearly forty years old and described as a person of medium height (five feet, seven inches) with broad shoulders and a raspy voice. She is reputed to have smoked cigars, chewed tobacco and been a moderate drinker.

During the time Parkhurst worked for the California Stage Company, she drove coaches through all the gold-mining towns and nearly every route in California. Some days she would cover sixty miles on treacherous muddy roads and make the return trip as well. She also worked for the Pioneer line, which was taken over by Wells Fargo in 1866. The Pioneer line provided service between San Jose and Santa Cruz. Sometimes Wells Fargo entrusted Parkhurst with special missions that included

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sending her to New York with a quantity of gold, and she always returned safely. Charley Parkhurst was proud of her skill in the extremely difficult job as “whip.” A whip was a stagecoach driver who could manage six horses pulling at that many leads. The ability to use a whip while driving required the combination of good judgment, dexterity and a great deal of strength. Those who were adept at it were well paid. A competent whip could earn as much as \$125 a month plus room and board, which was a high salary for the era.

Throughout her career as a coachman in Northern California, Parkhurst wore blue jeans, pleated blousy shirts, a cap of buffalo hide and embroidered buckskin gloves to cover her small hands. She always carried a brace of pistols stuck in her belt and was never afraid to use one if needed. Because she had been kicked by a horse and wore a patch over one eye, she became known as “One-Eyed Charley.” Fortunately, the eye injury never ended Parkhurst’s love of horses or her goal to become “the best damn driver in California.” By all accounts, she succeeded and became known as one of the old West’s greatest stagecoach -drivers.

Parkhurst drove stagecoaches until the late 1860s. Railroads were expanding, and she was suffering from rheumatism, a common problem for drivers. After retirement, she tried cattle ranching, lumbering and raising chickens in an area between Santa Cruz and Watsonville. In her later years, Parkhurst lived alone in a small cabin near Watsonville where, in 1879, at the age of sixty seven, she died of cancer. After her death, neighbors who came to lay out her body for burial were shocked to discover that “Charley” was a woman.

On December 28, 1879, the San Francisco Morning Call reported on the death of Charley Parkhurst: “He was in his day one of the most dexterous and celebrated of the famous California drivers ranking with Foss, Hank Monk, and George Gordon, and it was an honor to be striven for to occupy the spare end of the driver’s seat when the fearless Charley Parkhurst held the reins of a four or six-in-hand.”

Fifty-two years before women won the right, legend claims that Parkhurst was the first woman to vote in the United States. While living in Soquel, she registered to vote in the 1868 election for presidential candidates Horatio Seymour of New York and Civil War general Ulysses S. Grant. Although there is a document on file proving Parkhurst registered, no evidence exists to prove that she actually voted.

There is, however, a plaque in a fire station located in Soquel that states:

The first ballot by a woman in an American presidential election as cast on this site November 3, 1868 by Charlotte Parkhurst who masqueraded as man for much of her life. She was a stagecoach driver in the mother lode county during the gold rush days and shot and killed at least one bandit. In her later years she drove a stagecoach on this area. She died in 1879. Not until then was she found to be a woman. She is buried in Watsonville at the pioneer cemetery.

The Recipe Box

Slow-Cooked Chicken Vegetable Medley Stew

Costco Connection - December 2022

Instructions

In a soup pot over medium heat, heat the olive oil and sauté the onion and garlic until the onion softens. Add the bell pepper, carrots and mushrooms; cook until vegetables caramelize. Stir in the tomatoes, potatoes and chicken broth and bring to a boil. Submerge the chicken breasts, skin side down, in the liquid. Add the bay leaves and a sprinkle of fresh sage and thyme. Reduce heat to a simmer, covered, for an hour or until the chicken pulls easily off the bone.

Remove the chicken breasts from the pot, peel off and discard the skin, then shred the meat off the bone. Return the chicken to the pot. Continue to simmer, covered, for an additional 15 minutes before serving.

Makes 6 servings.

Ingredients

- 1 Tbsp olive oil
- 1 medium onion, chopped
- 1 garlic clove, minced
- 1 red bell pepper, cored and chopped
- 3 carrots, peeled and chopped
- 8 oz fresh mushrooms, quartered
- 1 (14-oz) can fire-roasted tomatoes
- 2 large potatoes, chopped into 1-inch cubes
- 4 cups chicken broth or stock
- 2 chicken breasts, bone in and skin on
- Fresh herbs, including 2 bay leaves, sage and thyme



Recipe and photo courtesy of
Alison Randall
(homeandplate.com)

Love Excels

Let's spread ourselves on sheets of love
and turn our data into poetry.
Our cells shall merge themselves together
As you wrap your text around me.

Our sum is greater than our parts,
let's crunch our figures without compunction.
Remove this filter from my heart -
you give me form and function.

We shall frolic among the formulae,
pivot our tables now and often.
I will total all your rows
and you can add my column.

	A	B	C	D	E	F	G	H
1		Love Excels						
2								
3		Let's	spread	ourselves	on	sheets	of love,	
4		turn	our	data	into	poetry.		
5		Cells shall merge themselves together						
6		whilst you wrap your text	around me.					
7								
8		Apply	a	filter	to our	best	bits,	
9		crunch	our	figures	without	compunction.		
10		For our	sum is	greater	than	our	parts;	
11		you	give	me	form	and	function.	
12								
13		Let's	have	fun	among	the	formulae,	
14		pivot	our	tables	from	the	solemn.	
15		I	will	format	all	your	rows	
16		and	you	can	clear	my	column.	
17								
18							Brian Bilston	
19								

Word Search Puzzle

<https://word-search-puzzles.appspot.com/>

BADLANDS
BARDS
BORNE
BRAWN
BRIDLES
CARPI
CUTES
DAME
DRYNESS
DYNAMITED
EDDIES
EDITORS
EMENDS
ENROL
EXONERATION
FAIRY
FUTILE
GLADIOLA
HELMET
JAPES

LEGITIMATING
LIEGES
LUMBAR
MANLY
MEAGERNESS
MINCE
MYTHOLOGICAL
PLAINTIVE
PUMA
RASHLY
SERA
SLEEPYHEAD
SODA
SUPPOSEDLY
TRANSMITTERS
UNDO
UPRIGHT
VOYEURISTIC
WEAKER
WEEDIER

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G N I T A M I T I G E L S M S S
D A E H Y P E E L S S E R A H R
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S D N E M E C L I E G E S L U E
S S E N Y R D E C S S W S Y S R

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Year End December 2022

Two of the new MRL laws will affect you.

SB 869 (Connie Leyva)

SB 869, Any person managing a mobilehome park is required to complete initial and annual training especially on the MRL. This means your park manager will have to take classes to hopefully get an understanding of the MRL Laws.

Over the years in Sunnyvale, most of the time you call Bruce Stanton, MRL Attorney, because the "management was demanding something unreasonable like cutting down all trees on your lot to 3' feet. The manager didn't know the MRL or didn't read it.

Hopefully there will be fewer MRL violations by management and therefore; less litigation by mobile home owners.

AB 2031 (Alex Lee)

This bill allows mobilehome residents to have representation in a meeting with the park owner. The bill would ensure residents can bring their representatives, such as an attorney, mobilehome advocate or translator, to a meeting. The bill also updates the types of matters to be resolved in such meetings.



Yikes 5.1% rent increase!

Under the MOU rent increases will be 3 % or 75% of CPI

Most everyone has seen, or will soon see the new rent increase for next year and blame the **MOU**. **Simply put, if you look at your former or your current lease the terms are the same. This is not because of the MOU, you would have received the new 5.1 increase under your former or current lease.**



The often promised new smHpa website is going into production and is planned to be up by February of 2023. Do to conflicts is domain name and a lame webmaster it is taking WAY TO LONG. Stay tuned the address may change.



Facebook: search "Sunnyvale Mobile Home Park Alliance"
Nextdoor: Personal Message (PM): Judy Pavlick

Website: www.smhpa.NET
Email: smHpamail@yahoo.com



What are the early plans for Mobile Home Park Residents in 2023

- **Legislation (law changes in the MRL)**
GSMOL will be selecting 2-3 laws that need to be changed in the MRL.
Send your ideas to smHpa and we will submit them to the committee. (due by mid February)
- **MOU Compliance Committee Meeting in March**
Still need someone from Fox Hollow and Willow ranch

	
Facebook: search "Sunnyvale Mobile Home Park Alliance"	Website: www.smhpa.NET
Nextdoor: Personal Message (PM): Judy Pavlick	Email: smHpamail@yahoo.com

Cape Cod Bible Study



Open to Cape Cod Village Mobilehome Park Community Residents
2nd and 4th Wednesday
1:30 to 2:30 pm

Everyone is welcome!!!!!! Give us a try!!!!!! Questions?
Any questions contact Mary Knoppe 408 541-1520
maryknoppe@sbcglobal.net.

Only the First Sunday of Each Month
Pick-up Sunday Between 6:30 pm and 7:00 pm

Treasure Seekers **Permanent** Pickup Schedule
A few tips to help you (and the Treasure Seekers Crew)

Be sure to place your recyclables in a container (plastic, paper or reusable container that we will return to you).

Place your containers at the end of your driveway - Not in the street or in the rain gutter.



Put Your “Treasures” Out No Later than 6:00 PM on Sunday Evening.

Brandenburg, Staedler & Moore - Cape Cod Village, L.P. Brandenburg, Staedler & Moore and their respective partners, managers and employees, individually and collectively assume no responsibility for the content of this publication herein and shall be held harmless against any suit, demands or liability arising there from.

All activities arranged for members of Cape Cod Village Residents Association are for the convenience and pleasure of Association members and their guests who voluntarily desire to participate. CCVRA, its officers and members do not assume any responsibility for the well-being or safety of participants and their property in any manner pertaining to said activities. Members of the Association and their guests participate at their own risk and should not expect to hold Cape Cod Village Residents Association or any of its officers or members responsible in any way.



Dear Cape Cod Village Neighbor,

We hope you are well and are keeping safe.

In order to improve our ability to stay connected with our residents, we are starting to provide our flyers and announcements by e-mail. If you would like to receive our e-mail communications, please send an e-mail to

CCVRA1050@gmail.com

or contact

Rainer Hoffmann at (408) 646-8555.

CCVRA will continue to provide important communications on paper into your mail tube.