



BENNETT RANCH HOMEOWNERS ASSOCIATION
JULY 2008

NEXT BOARD MEETING – August 6, 2008

The next meeting of the Board of Directors will be held on Wednesday, August 6, 2008 at the office of Progressive Community Management, 27405 Puerta Real, Suite 300, Mission Viejo. The business meeting will begin at 6:00 p.m. with homeowner forum being held at 6:30 p.m. The homeowner forum provides homeowners the opportunity to discuss community issues directly with the Board. We welcome you to attend!

Your New Board – Alan Rosenbaum, President; Erik Nelson, Vice President; John Fisk, Secretary; Ted Edgell, Treasurer; Jim Fierro, Member at Large.

WHERE DO OUR DUES GO?

This is a question often asked by homeowners in an Association. In summary, your assessments pay the costs to run a nonprofit, mutual benefit corporation. The collected funds pay for the administration needs of the business, such as insurance, accounting, annual audits, legal expenses, tax filings, banking, membership mailings, delinquent assessment collections, as well as the physical maintenance of the common area land, including landscape maintenance, tree trimming, irrigation repair and maintenance, landscape replacement, irrigation water and electrical power. In addition, the corporation is required by State Legislature to set aside a specific portion of the assessments in a Reserve Account to fund the repair and maintenance of capital improvements, such as entry monuments, irrigation controllers, wall maintenance/replacement, etc. For a detailed list and allocation of the received assessments, please refer to your 2008-09 budget which was recently mailed to all homeowners.

TRASH CAN REMINDER

Please make sure you are storing your trash containers appropriately, behind your gate or in the garage. If you will be going out of town for an extended period of time, please make arrangements to have your containers taken in and stored out of view from the street.

FOR SAFETY SAKE

If you should witness any illegal use of fireworks, or otherwise suspicious activity in or around Bennett Ranch, please notify the Sherriff's Department at 770-6011.

"SHRED AND BREAKFAST" A SUCCESS

A very special thank you to the many homeowners who participated in Progressive Community Management's Shred and Breakfast Event. Progressive is pleased with the response and will make this a regular event. The next Shred and Breakfast will be scheduled for November to assist with your pre-holiday cleaning effort. Please look to future community newsletters for more information as the date approaches.

HOLIDAY SCHEDULE

The offices of Progressive Community Management will be closed on Wednesday, July 4th in observance of Independence Day. As always, emergency service is available by calling our regular business number (949) 582-7770 and following the emergency paging instructions. We wish you and your family a very happy, safe holiday.

MEETING AGENDA AVAILABILITY

The Association's Board Meeting Agenda will be posted on a temporary sign in the common area at the corner of Cherry and Cedarspring at least four (4) days prior to the scheduled Board meeting.

BENNETT RANCH WEBSITE

We hope you are making use of the Bennett Ranch Association website at www.progressivecm.com/bennettranch. You can easily download architectural guidelines, painting applications, architectural applications, issue common area service requests, etc... on line from the comfort of your home or office. Some of the documents are password protected for everyone's protection.

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c/o Progressive Community Management

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