

ARCADIA HIGHLANDS

HOME OWNERS ASSOCIATION

IN THIS ISSUE

SPRING/SUMMER 2022

- President's Message
- Annual Meeting and Notice
- Membership Dues Notice
- Architectural Review Board
- Current Key Issues
- AHHOA Financial Status
- Highlands Crime Activity
- Neighborhood Watch
- Home Safety Tips
- Water Report
- Highlands Home Sales
- Picnic at Foothills Middle School
- Paramedic Program
- Arcadia Wildlife
- Safe Internet Exchange Location
- Bulky Item Pickup
- AHHOA Web-site Updates
- Important Phone Numbers

BOARD OF DIRECTORS

ROBERT G. STOVER

President

JEFF PORTER

Vice President

HENRY HUEY

Treasurer

MARCI SCHULTZ

Secretary

DAVID ARVIZU

TIM BURCH

LEE KUO

LEE MARSHALL

JEAN TSUNASHIMA

DEAN OBST - Chair

DAVID ARVIZU - Co-Chair

PATRICK CRONIN

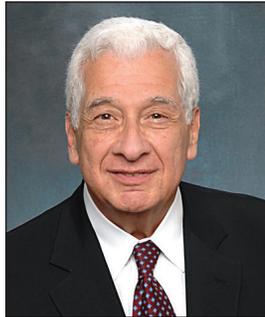
LEE KUO

RINGO SUEN

Architectural Review Board

PRESIDENT'S MESSAGE

by Robert G. Stover



Welcome to the Mid-Year 2022 Newsletter. Our Arcadia Highlands Home Owners Association (AHHOA) is alive and well and we appreciate your membership and participation. The mission of the AHHOA has not changed and it continues to focus on maintaining a level of quality of the neighborhood where we live and the safety of our residents.

This Newsletter will bring you information about our community on topics that affect us all — home sales and values, resident's safety/crime, the growth of our Neighborhood Watch Program and the dedicated Block Captains who maintain communication with the residents in their areas. There will also be an update from the Architectural Review Board (ARB) with an overview on remodeling and new construction in the Highlands.

So much has happened over the past several years that have interfered with our ability to meet and I, for one, am glad that things are beginning to change. With that in mind, the Notice of Annual Meeting, scheduled for Thursday, June 2, 2022, is included in this Newsletter.

Our annual picnic is scheduled for Sunday, October 2, 2022. More details on the picnic will follow. Please save these two dates.

We are in the process of revamping the AHHOA website (www.arcadiahighlandshoa.com) and reviewing how to improve communication with our members. As mentioned over the years, by providing your email address you ensure notification of events and activities.

A couple of final items:

1. The financial condition of the AHHOA is the best it has been in years. Membership has slowed, as have other activities, but we look forward to a robust year of new memberships and events.
2. As you may have noticed, activity in and out of the Santa Ana Dam settling ponds has been on going. The Bobcat Fire in the fall of 2020 covered over 100,000 acres and created a landscape that was susceptible to erosion with even the smallest amount of rain. This sediment needed to be removed and taken off site.
3. Safety is always an issue at the forefront of life in our community and the AHHOA is in communication with the Santa Anita Oaks HOA (The Oaks) regarding their concern for the safety of their residents. You may have heard that the Oaks HOA voted to install three additional surveillance cameras in their area which in turn are extra eyes and ears for the Arcadia Police Department. Your Board is reviewing this process to determine how effective the cameras are and whether similar cameras would be beneficial to the Highlands.

As always, I must thank the dedication of our current Board members who have continued to meet, discuss and review items that affect our community and how we can be more integrated with the mission of the City of Arcadia in providing a safe and welcoming place to live and raise our families. In addition, the ARB has continued to work with homeowners, contractors and real estate agents to ensure building activity in the Highlands is consistent with, and in coordination with, the architectural and code requirements of the City. Their countless hours of reviewing plans and working with our residents is, for the most part, a thankless job. So, I say THANK YOU.

You as residents and members make up the Association and your Board welcomes your input. Your attendance at Board meetings, your participation on committees and serving on the Board help to make our Association responsive to our residents.

Thank you for allowing us to work on your behalf to keep the Highlands the desirable community in which to live that it has always been.

Sincerely,
Robert Stover, President

AHHOA FINANCIAL STATUS

Henry Huey, Treasurer

The AHHOA's bank account has a balance of \$13,143.91 and the balance in the emergency account is \$625.00.

Active paid membership as of December 31, 2021, was 178. We did not collect dues for 2021 so paid membership remained the same going into 2022. Active paid membership entitles you to vote for Board members and enjoy other activities throughout the year, such as the picnic. The membership form is included in this Newsletter.

WHAT IS THE PURPOSE OF THE ASSOCIATION AND ARB?

The general purpose of the Association is to promote the needs and best interests of our community and to maintain the integrity and quality of the area in which the members reside. The general purpose of the ARB is to protect and preserve the character and quality of the neighborhood by requiring harmonious design and to implement Arcadia's Single Family Residential Guidelines.

ARCHITECTURAL REVIEW BOARD (ARB)

Dean Obst, Chair, David Arvizu, Co-Chair

The ARB's were established by the City to maintain neighborhood compatibility. Any proposed changes to the exterior of your home are to be pre-approved by the ARB prior to the start of work. This includes new construction, re-models, roofing, window modifications, landscaping (both soft & hard) mechanical installation (AC units, solar panels, pool equipment) and exterior painting. You can contact the ARB via email at highlandsarb@gmail.com.

In 2021, the ARB reviewed and processed over 30 request for information regarding simple remodeling projects, known as Short Reviews. Of those inquiries, 20 were approved and two denied. The majority of these requests were for replacement windows (30%), new replacement roofing material or solar panels (30%) repainting of the exterior (20%) with the remaining for landscape or mechanical installation.

One of the two denied was for "after the fact" exterior paint. The color was not consistent with the other homes in the neighborhood, and although the owner requested the ARB approve the color; it was ultimately denied. Currently, the City Planning Department is handling this request. The second denial was a new homeowner seeking approval for a front yard landscaping project that did not meet our standard landscape design as it exceeded the hardscape limit of the AHHOA. The City is currently handling this project.

BECOME ACTIVE IN YOUR AHHOA

1. Volunteer to become a AHHOA/ARB Board/ Committee member.
2. Sign up to be a Neighborhood Watch Block Captain.
3. Make suggestions to improve our neighborhood.

HOW TO WATCH CITY COUNCIL MEETINGS



City Council meetings are broadcast live to all residents who subscribe to local television services on the Arcadia Community Television Channel. AT&T customers on Channel 99, Spectrum customers dial Channel 15-237 with daily replays at 10:00 am & 7:00 pm along with on demand availability online. Meetings are held the first and third Tuesday of the month at 7:00 pm, in the council chambers, 240 W. Huntington Drive. Meetings are open to the public.

NEIGHBORHOOD WATCH (NW)

Lee Marshall, Coordinator



The Neighborhood Watch program in the Highlands is comprehensive. Almost every street or every block on the longer streets has a NW Block Captain whose job is to pass information about past crimes or attempted crimes to all their neighbors or residents on their street or block through an email tree.

The first rule of NW is to follow the admonition “see something, say something”. Specifically, this refers to anything you deem to be suspicious activity in the Highlands and report it to the Arcadia Police Department, day or night, by dialing 911. The police department would rather hear about a problem sooner than later.

The Block Captains are provided with safety information from the police department as it is available, which is then passed on to the residents. This information includes latest tips on recent scams or types of crime (e.g. theft of catalytic converter) becoming more frequent and how to guard against such crimes.

If you are unaware who your Block Captain is, email Lee Marshall at lmarshall3las@gmail.com to find out.

Currently, the City of Arcadia has purchased and installed a number of surveillance cameras, actually license plate readers, calculated to provide coverage of key streets in Arcadia and as noted in the President’s message, the Oaks HOA has leased several of these cameras also.

SAFETY TIPS

All of us agree that home and neighborhood safety are keys to maintaining our quality of life. Below are some safety tips to make us safer.

1. Be an active participant in our Neighborhood Watch program to get to know your neighbors and work together to help deter crime.
2. Make sure doors and windows are locked when you leave home and that your security system is activated. If you do not have a security system, consider installing one.
3. If you are going to be away from home for an extended period of time, let a neighbor know and ask them to keep an eye on your home. Advise the police department at 626-574-5123 of your absence and request that volunteer officers come by periodically to check on the property.
4. When away from home, leave some lights on and/or a radio playing. Stop any deliveries (newspaper, water, packages) and your mail.
5. Make sure you have a working fire extinguisher in your home/garage.
6. Have a “survival kit” ready in case of evacuation. Kit should include change of clothes, comfortable shoes, blankets, plenty of bottled water, cell phone & charger, medical ID’s, pet food, and file of valuable papers (deeds, birth certificates, etc.).

ARCADIA POLICE DEPARTMENT (APD) Internet Exchange Location

A “Safe Spot” for Internet Sales and Exchanges

The Department has designated an internet purchase exchange location with video surveillance in the southwest corner of the police station parking lot. There is a camera feed which is watched live by the Department and recorded. Officers will not mediate or participate in exchanges but will respond if needed for criminal or suspicious activity. Use the location during day time hours for safe transactions.



DISTRICT MAP / ELECTIONS / NEW COUNCIL MEMBER

April Verlato, District 1, City Council Member



As we turn the corner on the pandemic and life returns to normal, I wish everyone a happy Spring and Summer!

We have a new Council Member representing District 5 until November 2022. Please join me in welcoming Mike Danielson to City Council. He was voted in unanimously by all Council members.

On April 11th, City Council adopted a new map for the November 2022 City Council elections. The redrawing of district boundaries is required by law and must be done every ten years to coincide with the census update.

Elections were moved from April of even years to November of even years to coincide with the general election. This was done in order to comply with state law that required elections align with either primaries or general elections in order to increase voter participation in municipal elections. In addition, the City can no longer run its own elections and must use county services. This has grown to be more and more expensive for "off-cycle" elections.

The Highlands HOA remains in District 1. Everything east of Santa Anita Avenue and north of Duarte Road is in District 1. I am still your District 1 representative and will continue to serve you until November 2024, a which time my four year term will expire. I will have served eight and one half years on Arcadia City Council.

Please do not hesitate to reach out to me with any questions or concerns regarding city matters. I am here to work for you as your liaison between the city and you and thank you for this opportunity. 626-574-5493 or averlato@ArcadiaCA.gov.

SB -9 / ADU's

City of Arcadia Planning Division

Senate Bill 9 went into effect January 1, 2022, and is applicable to all single family zoned properties, including in HOA areas. Certain site specific restrictions may apply. The Bill allows for two different types of projects: urban lot split and two-unit development.

An urban lot split is the subdivision of a single family zoned property into two. The property must be subdivided perpendicular to the primary street frontage and the resulting new frontage width can be no greater than 40/60 of the existing width. Each resulting parcel could then have two 800 sq. ft. units built, however, an existing single family house that exceeds 800 sq. ft. can be kept.

A two unit development allows for two dwellings to be built on an existing single family zoned property. The maximum size of each unit is 800 sq. ft., except that an existing single family house exceeding 800 sq. ft. can be kept.

For either of the above, additional criteria that must be met include: the property cannot have been rented within the previous 3 years; the property owner must be an individual and not a corporation; and the property owners agree to live at one of the resulting properties for at least 3 years after completion of the project.

All SB 9 applications are processed administratively, meaning there is no public hearing or noticing. If a project meets specific, objective criteria, it will be approved.

If you have questions regarding the above, please contact the City of Arcadia Planning Division by email at: planning@ArcadiaCA.gov, or by phone at 626 574-5423 or visit www.arcadiaca.gov/sb9.

HIGHLANDS FIRST QUARTER REAL ESTATE STATISTICS

Gene Glasco, REALTOR DRE# #01730615, Art Del Rey Realty, Inc.

There were ten home sales for the first quarter of 2022 (Jan - March). Average sales price was \$1.856 mil. for 2022 versus \$1.472 mil. for 2021. Average time on market for first three months of this year was 38 days compared to 23 days for the first three months of 2021. Currently, there are eight homes listed for sale at an average asking price of \$1.856 mil. Percentage of actual price paid/ received for the first three months of 2022 was 103.6% versus 101.6% for the same period in 2021.

ARCADIA HIGHLANDS Home Owners Association

METHODIST HOSPITAL OF SOUTHERN CALIFORNIA (MHSC)

Mike Driebe, President, Methodist Hospital Foundation



Leaders of Keck Medicine of USC and Methodist Hospital of Southern California gather after the two organizations signed a formal written notice of their proposed affiliation.

MHSC and Keck Medicine of USC are seeking to affiliate and after a two year study an agreement was reached and documents sent to the California Attorney General for review. This was done to ensure the hospital remains for another five to fifteen years and more.

The face of healthcare is changing and hospitals like MHSC are finding it more difficult to remain independent. Reimbursement is declining, regulations are becoming more onerous and it is increasingly difficult to be relevant to vendors and payers when hospitals are not part of a system. In light of these changes, MHSC's Board of Directors approved this affiliation so that the hospital remains in place to serve our community.

Services will expand to include new specialties in cardiology, neurology and urology not currently available. These services will provide sustainable revenue for MHSC, without taking anything away from physicians who currently practice here.

With this new affiliation comes a new name, USC Arcadia Hospital. Be assured the hospital will continue to be known for its safe, compassionate and nurturing care.

Methodist Hospital Foundation will remain independent and every dollar raised, past, present and future, will only benefit the hospital on this campus.

More information is available at:

<http://www.methodisthospital.org/News/2021/November/Methodist-Hospital-of-Southern-California-and-Ke.aspx>.

ARCADIA WILDLIFE

Black bears and coyotes have become part of living in the foothills so be aware of your surroundings. Do not leave small pets outside unattended; do not leave small children outside unattended. Do not leave trash, pet food, water or food waste in accessible areas. With the new state law placing food waste in with yard waste, it is suggest you place food waste in the appropriate bin the morning of your trash pick up, thus discouraging wildlife visits.

CITY WATERING SCHEDULE

SPRING-SUMMER (May 1st - October 31st) Tuesday, Thursday & Saturday.

FALL/WINTER (November 1st - April 30th) Tuesday and Saturday.

Water before 9:00 am and after 6:00 pm.

Limit to ten minutes per station.

PARKING REGULATIONS

Arcadia Municipal Code prohibits parking on public streets between 2:30 am and 5:30 am daily, with some exceptions for which you can apply for a special permit at the Cashier's Office at City Hall, 240 W. Huntington Drive.

HOMELESSNESS IN ARCADIA

April Verlato, District 1, City Council



The homeless encampment at 2nd and Colorado in Arcadia. Photo by Terry Miller

Our City Council approved funds from the American Rescue Plan Act in the amount of \$250,000 for the Prevention and Diversion of Homelessness Program. These funds will be allocated over the next four years. City Council also approved \$100,000 for the hiring of 3 new full-time case managers to provide emergency services for the homeless.

In February, 2022, the Arcadia Police Department reported 125 service calls for homeless individuals within the City. Arcadia Recreation & Community Services in March 2022, identified 79 homeless individuals within the City. The number one reason these individuals said they are in Arcadia is because they feel safe. Some would accept shelter in Arcadia, some would accept shelter outside of Arcadia, and some said they do not want to continue to be homeless. The Census identified a gap in local, available shelter.

Finally, City Council directed staff to revive the Community Stakeholders on Homelessness since it is now safe to gather. Staff is working on an application for interested parties to apply for, which will be available in September. More information will be available in the City's Newsletter this fall and the City's website.

BULKY ITEM PICKUP BY WASTE MANAGEMENT

Waste Management provides four free bulky item pickups to single family homes. The service collects hard to handle household items which may include the following: couches, furniture, mattresses, rugs, refrigerators, washing machines, electronic waste, computers, TV's, printers and large bundles of branches that do not fit in your yard waste container. Schedule your pickup by calling 800-266-7551.

IMPORTANT PHONE NUMBERS

ARCADIA CITY HALL
626-574-5400

POLICE DEPARTMENT
626-574-5150

FIRE DEPARTMENT
626-574-5133

METHODIST HOSPITAL
626-898-8000

SOUTHERN CALIFORNIA EDISON
800-611-1911

GAS COMPANY
1-877-238-0092

ANIMAL CONTROL
626-792-7151

PUBLIC WORKS SERVICES
626-254-2720

ARCADIA WATER DEPARTMENT
626-574-5473

UNIFIED SCHOOL DISTRICT
626-821-6617

ARCADIA LIBRARY
626-821-5567

The Arcadia Highlands Home Owners Association (AHHOA) is an organization of like-minded volunteers representing a community of 850 homes located in the northeast section of the City of Arcadia. The association was established in 1973 and is recognized by City Council Resolution. The Association provides homeowners the opportunity to be active participants in community affairs. Its purpose is to protect the interests of its members and preserve the value of their property by ensuring development is harmonious and compatible with the neighborhood. The Arcadia Highlands HOA has an Architectural Review Board (ARB) with architectural design review authority over our neighborhood. Contact information for the ARB Chairperson is provided on the Contacts page.

WE ARE UPDATING OUR WEBSITE!
www.arcadiahighlandshoa.org



Please take a look at our new website. We post our newsletters, meetings notices, City and HOA contacts, ARB information, photos and additional material we think you will find interesting. We've also added the ability to pay your 2022 dues using PayPal arcadiahighlandshoa@gmail.com. It's a lot easier than filling out a check, addressing an envelope and attaching a stamp.



ArcadiaHighlands

2022 Membership Dues \$40.00

(January 1 to December 31, 2022)

Please complete the following form and make your check payable to AHHOA and mail to
P.O. Box 660533, Arcadia, CA 91066 or go to
www.arcadiahighlandshoa.org to submit your membership application and pay online via PayPal.

NAME _____ TEL (_____) _____

ADDRESS _____

CITY AND STATE _____ ZIP CODE _____

EMAIL _____

(please print)

Signature _____



Arcadia Highlands Home Owners Association Motto

We are dedicated to offering our Members a responsive, communicative and supportive Association, that genuinely cares about our exceptional neighborhood.

SAVE THE DATE: PICNIC AT FOOTHILLS MIDDLE SCHOOL

After a two year hiatus, the AHHOA is planning our annual picnic for Sunday, October 2, 2022, from 4:00 - 7:00 pm. Wilderness Park is not available due to a major landslide so we have been fortunate in reserving the Pavilion area of the Foothills Middle School as our new venue. More details to follow on our web-site. This is a benefit of your PAID MEMBERSHIP in the AHHOA.



SUNDAY, OCTOBER 2, 2022

4-7 pm

Foothills Middle School Pavilion

PARAMEDIC MEMBERSHIP PROGRAM



The City of Arcadia offers a Paramedic Membership Program. With a modest fee of \$51.00 a year, all members of a household can receive paramedic/ambulance service free of charge. To sign up, call 626-574-5126 or visit www.ArcadiaCA.gov to obtain an application package.



ARCADIA HIGHLANDS

Home Owners Association

P.O. BOX 660533

ARCADIA, CA 91066

www.arcadiahighlandshoa.org



★ ★ 2022 DUES NOTICE ★ ★

If you have not already paid your 2022 dues, please make your \$40 payment to AHHOA today and reserve your spot at the Annual Picnic (SEE PAGE 7 FOR DETAILS)

**NOTICE OF ANNUAL MEETING
ARCADIA HIGHLANDS HOMEOWNERS ASSOCIATION**

THURSDAY, JUNE 2, 2022, 7:00 PM

**HIGHLAND OAKS ELEMENTARY SCHOOL
MULTIPURPOSE ROOM
10 VIRGINIA ROAD, ARCADIA, CA 91006**

The annual meeting is called pursuant to Article V, Section 5 of the By-Laws of the Association.

A G E N D A

- 1. Call to order;**
- 2. Introduce HOA & ARB Boards for 2022;**
- 3. Report on Finances & Membership;**
- 4. Report by Architectural Review Board (ARB)**
- 5. Neighborhood Watch Program;**
- 6. Dues Notice;**
- 7. Picnic Reminder;**
- 8. Public Comments;**
- 9. Question & Answer Period;**
- 10. Adjournment.**

Robert Stover, President

Curious to know what all this says? We would be too. The City of Arcadia offers document translation services at no charge to the public. Please contact the City Clerk's Office at (626) 574-5455 for more information.

很想知道这里讲的是什么吗？我们也希望你们了解这些信息。阿凯迪亚市向公众免费提供文件翻译服务。请致电（626）574-5455，向市书记官办公室了解详情。