

Stonewood Homeowners Association No. 1

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The next Board of Directors Meeting is scheduled for March 9, 2011, 7:00 p.m., at the Oakwood Elementary School Library.



A Message From The President

Howdy To All,

Homeowners monthly Board Meetings are held on the second Wednesday of the month (except July and December) and begin at 7:00 p.m. at the Oakwood Elementary School Library.

I know you all have ideas for our community that could be a great help for your volunteer Board Members. We have 603 families living in our community; some renters and some owners, but all equal in their views and opinions. We need all parts of the community to become involved with the Association to improve it.

During the first 20 minutes of the Board Meetings, an "Open Forum" is held. During this time, residents can express their concerns and ask questions. Please come and share; what you like, what you don't like, how we may make the process easier, or whatever you have to say.

At the January 2011 Board Meeting, I won the drawing; I am our Board President for the 2011 year. Please take an active part of our community by attending the monthly meeting.

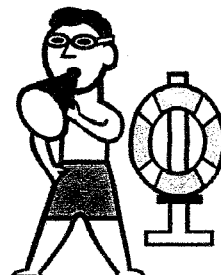
Thank you,

Jim Johnson

Lifeguards Wanted!

If you are interested in being a lifeguard at the Association pool this summer, applications are ready to be picked up, filled out and turned in at the office of M & C Association Management Services, 1341 W. Robinhood Drive, Suite B7, Stockton.

Don't delay; positions fill fast.



Who To Contact:

Community Manager

Doreen Tejeda, CMCA

Assistant Community Manager

Jenny Casarotti

**All email inquiries
should be sent to:**

jcasarotti@mccommunities.com

or

doreent@mccommunities.com

Questions or concerns

should be directed to:

**Stonewood Homeowners
Association, No. 1**

1341 W. Robinhood Drive

Suite B7

Stockton, California 95207

Phone: 800.924.5661

or

209.644.4933

Fax: 209.644.4930

**If calling after 5:00 p.m., leave a
nonemergency message on the
answering machine. Your call
will be returned the next
business day.**

Annual Meeting and Election

The 2011 Stonewood No. 1 Annual Meeting and Elections were held January 12, 2011.

Six Board members were elected: Jim Johnson, Richard Toher, George Hong, Shirley Hansen, Tim Moss and John McKay.

We thank the new and outgoing Board Members for their willingness to serve the Association.

Thank you Julie DaGrade and Bill Hull for their expertise to serve our community. We hope that they will continue to be involved in future committees as they are available.

Welcome The 2011 Stonewood No. 1 Board of Directors

Jim Johnson - President

Richard Toher - Vice President

George Hong - Treasurer

Shirley Hansen - Secretary

Tim Moss - Director

John McKay - Director

WELCOME

In Memory of Bill Drake

We would like to express our condolences for the passing of Association's prior Board Member and Property Manager Bill Drake. The sympathy of our community goes out to his wife and the entire family; he will be missed.



Things A Burglar Won't Tell You

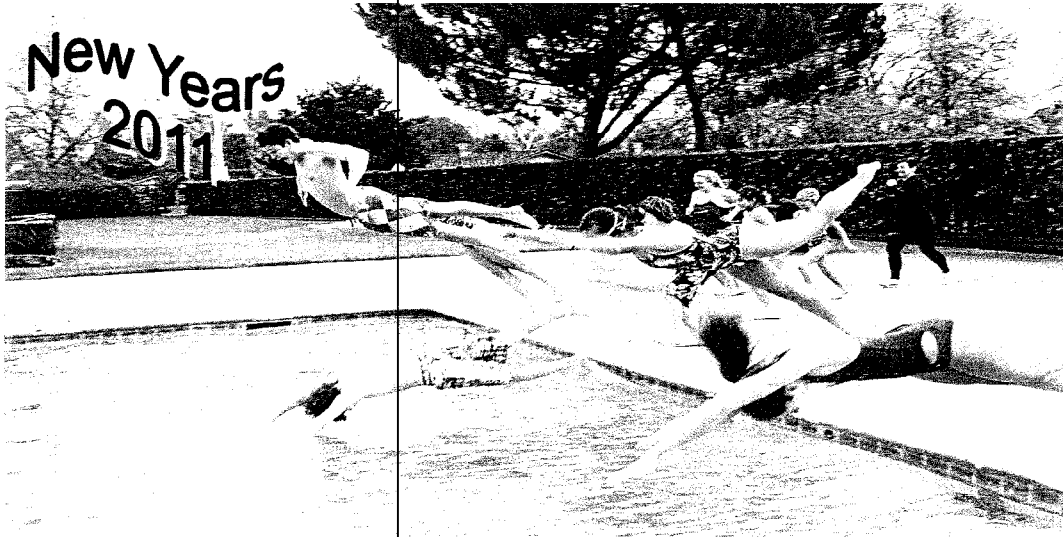
1. Of course I look familiar. I was here just last week cleaning your carpets, painting your shutters, or delivering your new refrigerator.
2. Hey, thanks for letting me use the bathroom when I was working in your yard last week. While I was in there, I unlatched the back window to make my return a little easier.
3. Love those flowers. That tells me you have taste . . . and taste means there are nice things inside. Those yard toys your kids leave out always make me wonder what type of gaming system they have.
4. Yes, I really do look for newspapers piled up on the driveway. And I might leave a pizza flyer in your front door to see how long it takes you to remove it.
5. If it snows while you're out of town, get a neighbor to create car and foot tracks into the house. Virgin drifts in the driveway are a dead giveaway.
6. If decorative glass is part of your front entrance, don't let your alarm company install the control pad where I can see if it's set. That makes it too easy.
7. A good security company alarms the window over the sink. And the windows on the second floor, which often access the master bedroom—and your jewelry. It's not a bad idea to put motion detectors up there, too.
8. It's raining, you're fumbling with your umbrella, and you forget to lock your door—understandable. But understand this: I don't take a day off because of bad weather..
9. I always knock first. If you answer, I'll ask for directions somewhere or offer to clean your gutters. (Don't take me up on it.)
10. Do you really think I won't look in your sock drawer? I always check dresser drawers, the bedside table, and the medicine cabinet.
11. **Helpful hint:** I almost never go into kids' rooms.
12. You're right: I won't have enough time to break into that safe where you keep your valuables. But if it's not bolted down, I'll take it with me.
13. A loud TV or radio can be a better deterrent than the best alarm system. If you're reluctant to leave your TV on while you're out of town, you can buy a \$35 device that works on a timer and simulates the flickering glow of a real television. (Find it at www.faketv.com.)
14. Sometimes, I carry a clipboard. Sometimes, I dress like a lawn guy and carry a rake. I do my best to never, ever look like a crook.
15. The two things I hate most: Loud dogs and nosy neighbors.
16. I'll break a window to get in, even if it makes a little noise. If your neighbor hears one loud sound, he'll stop what he's doing and wait to hear it again. **If he doesn't hear it again**, he'll just go back to what he was doing. It's human nature.
17. I'm not complaining, but why would you pay all that money for a fancy alarm system and leave your house without setting it?
18. I love looking in your windows. I'm looking for signs that you're home, and for flat screen TVs or gaming systems I'd like. I'll drive or walk through your neighborhood at night, before you close the blinds, just to pick my targets.
19. Avoid announcing your vacation on your Facebook page. It's easier than you think to look up your address.
20. To you, leaving that window open just a crack during the day is a way to let in a little fresh air. To me, it's an invitation.
21. If you don't answer when I knock, I try the door. Occasionally, I hit the jackpot and walk right in.

Sources: Convicted burglars in North Carolina, Oregon, California, and Kentucky; security consultant Chris McGoey, who runs www.crimedoctor.com; and Richard T. Wright, a criminology professor at the University of Missouri-St. Louis, who interviewed 105 burglars for his book *Burglars On The Job*.



Polar Plunge

This First Annual Polar Bear Plunge was a success! There was a great turnout and everyone loved the hot chocolate on such a cold day. What a great way to ring in the New Year!



Santa Claus Came To Stonewood!

On December 13, 2010, Santa Claus came to Stonewood, sirens ringing, delivering candy canes to the children of the community; along with the help of many children of the community.



December 13, 2010

The Association collected donations of unwrapped, new toys, to donate to the Mary Graham Shelter. Many toys were donated; those toys were delivered to Mary Graham Shelter.



Thank you to everyone who donated!

Swim Team Sign Ups

Have you ever thought about what the swim team is all about? Well, it's time to think about it! Registration is around the corner; and Swim Team is a wonderful community event. It's a fun way for the entire family to become involved in the community and meet other great families that live in your neighborhood; which gives children of all ages a place to be part of a team and to be individuals.

Swim Team sign ups are on April 4, 2011, from 6:00 p.m. to 7:00 p.m. at the pool and registration is \$50 for each swimmer. Keep in mind, each swimmer must be able to swim the length of the pool.

If you are interested in signing up; please contact Swim Team representative, Diane Eppler at: 209.951.4810.



Financial Review

Enclosed you will find your copy of the Financial Review for the Stonewood 1 Association. The review was prepared by Schwartz, Giannini, Lantsberger & Adamson; the Association's CPA firm. Every Association with an income in excess of \$75,000 per year is required by law to have a Financial Review performed by an independent source. If you have any questions regarding the Financial Review, please contact M & C Association Management Services at: 209.644.4933.



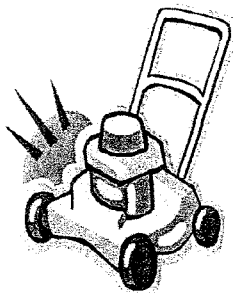
Mark Your Calendars - Community Garage Sale!

The Annual neighborhood garage sale will be held the weekend of May 21st and May 22nd. The Association will advertise the garage sale in the Stockton Record the week before the garage sale. Remember, not only are there hidden treasures at this event, it's a perfect opportunity to get out and meet additional members of our community that live on and beyond your block!



Yard Maintenance

Spring is coming and Stonewood 1 homeowners and residents take pride in their homes and in their community. In order to maintain a beautiful community, let's all remember to keep up on property maintenance; that includes landscaping. It takes a lot of work to keep Stonewood 1 looking nice, but the work is well worth it.



This time of year, weeds begin popping up and you need to pay close attention to the edges of your property to keep weeds from growing in your lawn, planters and driveways.

Some helpful tips on maintaining your landscape include trimming shrubs, pulling weeds, and mowing lawns.

Your home and your neighborhood will appreciate it!

Website Information

Our Stonewood No. 1 Homeowners Association website is full of valuable information each owner should know. If you haven't visited please do so.

You can log into the community website in these easy steps:

- Go to www.mccommunities.com and click on "Owner Login" on the left hand side of the screen.
- Enter the first four letters of the Association name and click "go".
- Click the drop down box and choose *Stonewood No. 1*
- Register as a first time user and create your owner user ID and password.

If you are a new user you will need your Stonewood No. 1 Homeowners Association account number on your billing statement to set up the user name and password on your account.

If you do not know your account number, please contact M & C at: 209.644.4933.

Please log on today.



Associa Advantage Program

The Associa Advantage program is exclusively for residents of communities whose management services are provided by M & C's corporate office, Associa. All residents registered for this program qualify for year round savings of 5%-30% on household goods & services. Just register and start saving.

To register follow these easy steps:

- Go to www.mccommunities.com and click on "Associa Advantage" on the left hand side of the screen.
- Click on "Start Saving" and register or login.



If you cannot log in or need additional information, please contact M & C at: 209.644.4933

Email Blasts!

Would you like to have your newsletters sent to you electronically via email?

If you answered yes, please register on the Association website or contact Jenny or Doreen at M & C Management for additional information at: 209.644.4933.

We will be happy to assist you with your requests!



Neighborhood Watch

As you all know, Stonewood 1 no longer has a security company to patrol the streets of the community. Many people has addressed their interest in starting a Neighborhood Watch Program in the Community to help look out for one another. Which means we would need all tenants and owners who are interested in participating to help keep the community safe, to participate..

We are working with the City of Stockton's Neighborhood Watch Department to schedule a date to set up a meeting for all of those in the community who would like to be part of the program to attend. They will be going over information on different types of crimes that go on in the community, what to look for and things that may help to detour these criminals. They will also go over information on how to set up your own Neighborhood Watch Program and tips to make it a success.

WARNING



NEIGHBORHOOD WATCH



Anyone who is interested, please contact the Management Company at: 209.644.4933.

It Takes Approval

If you are planning on making any changes to the exterior of your home, don't forget to include the Association in your plans. Changes in exterior paint color, roofing materials, landscaping, new construction, etc., require approval from the Architectural Committee prior to work commencing.

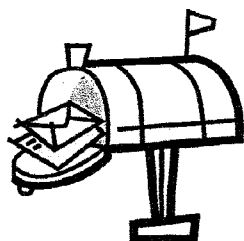
Please note, there is now a new Architectural Change Request form; the old forms will no longer be accepted. To obtain the new form, please call M & C Management. If an old form is sent, M & C Management will contact you and your request will need to be resubmitted on the new form.

As always feel free to contact the management office if you have any questions: 644.4933.



Oh No! It's A Violation Letter!

The Association's CC&Rs and Subdivision Rules are enforced in order to provide residents with the quality of life they expect and to protect the community's property values. Rule infractions are noted during inspections by the Management Company and corresponding violation letters are sent. The letters are to remind you of the rules and to ask that the infraction be corrected.



Don't take it personally. If you get a violation letter, just correct the violation. It's as easy as that! And *Thank You* to everyone for doing their part in maintaining the community.