



BOARD CANDIDATES

Debbie Garrison



Brian Morris



Sharon Ball



Sony Nguyen



and introducing
Denise Zirkle



FOCUSING ON:

WHY WE NEED 3-BIDS!

Below are supporting documents which prove why **our 3-Bid rule must be returned and implemented.**

EXAMPLE

In 2021 heavy rain storms finally arrived at Camarillo Springs Townhomes.

A leaky roof on Corte Safiro soaked the home's living room causing interior damage.

Our Board required 3 bids before authorizing repairs charging CPM mgmt to supply the 3-bids. 4-bids arrived.

Our hand written note in the attached "meeting minutes" list the bid results.

North Star (CPM's and now CID's mgmt preferred roofer) was \$2,369.00 more than the Olympic bid.

We tried Olympic's service and approved their 31% savings over the identical North Star work.

Below is a copy of correspondence from the thankful homeowner after the work was completed.

WHAT WAS LEARNED?

Insisting at least 3-bids brought Olympic to us. Otherwise, we would never had found this superior vendor.

The other roofing companies learned they must be competitive to earn our business. No favoritism here.

Olympic did a stellar job. Olympic repaired her interior as well saving a total of \$4,567.00 (roof and interior).

Removing competition from business drives quality down and prices up.

Why should vendors trim profit when they already have the business?

WE NEED BUSINESS PEOPLE OVERSEEING OUR HOA!

IT'S A BUSINESS, NOT AN EXPERIMENT!



SPECIAL NOTE:

The interior repair referenced above would not be repaired by the HOA today as a result of the new policy initiated by Chelsea and the board last year. They unanimously decided to stop repairing our home interiors even if the HOA's exterior is responsible for the damage. **Did you miss that meeting?**