

TO: Management Company and Law Firm President or CEO  
FR: Kelly Richardson, Esq., 2010 CLAC Chairman  
RE: Financial Support for CAI-CLAC

*I wish to thank you for your prior support of CLAC!* We could not continue our public education and advocacy in behalf of homeowners and their community associations without your local drum beating and yearly contributions. This year brings new challenges and the need to secure the resources necessary to continue to be credible in the public's eye and remain effective in the lawmaking arena.

But first, what is the California Legislative Action Committee (CLAC) and what does it do?

- CLAC is a nonprofit, nonpartisan Statewide committee of the Community Association Institute (CAI) with Chapter Delegates
- It educates the public and legislators about CID living and governance
- It strives to protect nine million property owners (one in four Californians) in 40,000 associations throughout California
- CLAC is not a PAC (Political Action Committee), and makes no financial contributions to politicians or candidates
- It regularly convenes the "HOA Roundtables" among all stakeholders to discuss HOA issues and legislation
- It reviews and takes positions on all legislative bills effecting homeowners associations
- It hosts a "Legislative Advocacy Day in the Capitol" event each year to educate legislators
- It alerts HOAs, and their attorneys and managers about important legislation
- It functions solely on donations from associations and professional firms that serve them

Therefore, your support is not only necessary but crucial in reaching the homeowner association boards who are your clients. In order to obtain the support of these boards, we need your assistance in promoting this program within your company. After all, the legislation we monitor, support, or oppose has a direct impact on the community associations you manage, and perhaps you or your company.

During 2009 we were successful in opposing a bills that would have obligated future boards to 5 year contracts without adequate disclosure to owner-members, and we aided in defeating an amendment to another bill that would have required associations to monitor and enforce all water usage in owners' homes.

As a reminder, in 2008 we sponsored a proactive measure, Senate Bill 1511, known as the "Association Solvency & Assessment Recovery Act". This bill helps associations recover delinquent assessments immediately after a foreclosure sale. It requires a trustee or mortgagee to notify the association within 15 days following sale whom the new owner is ("successor-in-interest") provided the association records a "blanket" notice on all property addresses in the association. This will keep the assessment revenue flowing and avoids up to a one year delay in billing when the association isn't informed about the new owner.

*To enable you to involve your boards and clients, the enclosed documents are supplied in the hope that you will share them with your HOA Board Members and clients.* Should you have any questions regarding legislation, fundraising efforts, or would like a representative to discuss this fundraising program, please call us. Your efforts and monetary contributions are very much appreciated and your HOA will feel involved, enabled and informed and the board members will appreciate that you are bringing this matter to their attention.



*Serving 3,000,000 California Households in Condominiums and Homeowner Associations*

Dear Association Board of Directors:

The 2010 Community Associations Institute's "California Legislative Action Committee" (CAI-CLAC) fundraising efforts are under way. We invite you to support this educational and advocacy organization whose sole purpose is to represent Community Associations throughout California. CAI-CLAC is the leading statewide organization dedicated to sponsoring, monitoring, and lobbying proposed legislation so that it will positively impact an estimated 40,000 Community Associations - including yours!

CAI-CLAC is a volunteer committee consisting of homeowners, board members and professionals serving HOA's. CAI is also the largest organization in America dedicated to monitoring legislation, educating elected state lawmakers, and protecting the interests of those living in HOAs. It is entirely funded by contributions.

Its Mission is to safeguard and improve your community association lifestyle and property values by advocating a reasonable balance between state statutory requirements and preserving the ability and authority of homeowners to govern themselves through their community associations.

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CAI-CLAC needs your support in order to continue our efforts to protect you, your property value, and your community lifestyle. We suggest \$1.00 or more per property. ("A Buck a Door or More").

Please consider making a donation to CAI-CLAC today. Your dollars will help us continue to work on your behalf. Kindly fill out the CLAC Pledge form that is enclosed and mail it with your check today.

*Why not make this a line item in your annual budget as so many HOAs have done?*

Sincerely,

***Skip Daum***

Administrator/Advocate

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Granite Bay, California 95746  
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E-Mail: caiclac@aol.com www.caicalif.org

## **"CLAC - FACTS"**

This is information regarding the fundraising efforts for 2010. "CAI-CLAC" respectfully suggests \$1.00 or more per property. ("**A Buck a Door or More**") from those associations that are concerned about the direct effect legislation has on their property values and community lifestyle.

### **MOST COMMONLY ASKED QUESTIONS**

#### **"Is CLAC a Political Action Committee?" - NO**

CLAC is a member driven "grass roots" organization and doesn't contribute funds to candidates or incumbent politicians. But, CLAC is able to influence their opinions through education and personal communications through our Legislative Advocates.

#### **"Is it legal for our Homeowners Association to donate money?" - YES**

Most Association documents do not prohibit monetary donations to other non-profit entities. The board has a duty to spend the money wisely, and it's prudent to invest in protecting the association and its owners by supporting constructive public policies in statute, and opposing offensive state legislation. Contributing money to CLAC does NOT jeopardize your HOA non-profit status and is completely lawful.

#### **"Who are the people serving on CLAC?" - VOLUNTEERS**

The committee is comprised of dozens of volunteer homeowners, community managers, and attorneys. California has eight CAI Chapters and two Delegates are chosen by each chapter to serve on CLAC. Additionally, there are At-Large Delegates who are also representatives from around the state; Delegates review all legislative bills.

#### **"What is our donation used for?" - EDUCATION & ADVOCACY**

Expenses include researching and disseminating information to CAI members and CLAC contributors, administrative services, providing legislative information to the CLAC volunteers, and more. Again, NO contributions are given to legislators or candidates for election or to their campaigns.

#### **"Is CLAC really effective?" - ABSOLUTELY**

Since CAI-CLAC is the only statewide organization serving more than 40,000 HOAs, legislators and legislative committee staff ask us for our opinion and information as legislation is proposed, debated, amended and voted upon.

Our retained advocates have a combined 62 years of effective lobbying in Sacramento and are experts in HOA law.



*Serving 3,000,000 California Households in Condominiums and Homeowner Associations*

**“HELP US HELP YOU!”  
And, thank you for your support!**

**\_\_\_ YES, I/We’d LIKE TO SUPPORT CAI-CLAC WITH A PLEDGE!**

1. HOA’s Pledge: # Doors \_\_\_\_\_ X \$ \_\_\_\_\_ = \$ \_\_\_\_\_
2. Professional’s Pledge (Attorneys, Managers, etc.): One hour of professional time for every professional in the firm: Hourly professional rate = \_\_\_\_\_ X (#) Professional(s) \_\_\_\_\_ = \$ \_\_\_\_\_

NAME: \_\_\_\_\_

TITLE: \_\_\_\_\_

ASSOCIATION NAME: \_\_\_\_\_

FIRM / COMPANY NAME: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

CITY: \_\_\_\_\_ ST: \_\_\_\_\_ ZIP: \_\_\_\_\_

PHONE: \_\_\_\_\_ FAX: \_\_\_\_\_

CONTACT E-MAIL: \_\_\_\_\_

*(This email address will be added to our CLACTRAC email list. Emails will be sent to you regarding legislation we are tracking.)*

SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_

- |              |   |                                 |
|--------------|---|---------------------------------|
| CAI CHAPTER: | Bay Area/Central California Chapter ( ) | California North Chapter ( )    |
|              | Channel Islands Chapter ( )             | Coachella Valley Chapter ( )    |
|              | Greater Inland Empire Chapter ( )       | Greater Los Angeles Chapter ( ) |
|              | Orange County Regional Chapter ( )      | San Diego Chapter ( )           |

**Make your check payable to: CAI-CLAC, and return to:**  
CAI-CLAC  
5355 Parkford Circle  
Granite Bay, CA 95746

**CAI California Legislative Action Committee (CLAC), is a 501(c)(6) not-for-profit organization.  
Contributions or gifts to CAI California Legislative Action Committee are not deductible  
for federal income tax purposes.**

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