



Gold Ridge Forest Property Owner's Association
4101 Opal Trail
Pollock Pines, CA 95726

December 15, 2023

ANNUAL POLICY STATEMENT

Pursuant to section 5310 of the Davis-Stirling Common Interest Development Act and section 17.4 of the Second Restated Bylaws of the GRFPOA, the GRFPOA Board of Director's (BOD) is required to provide the following "Annual Policy Statement" to our property owners:

1. **Designated Recipient:** The designated recipient for all GRFPOA correspondence is the GRFPOA Office Manager (see section 4035).
2. **Right of Two Addresses:** Each GRFPOA property owner is allowed to register two separate addresses with GRFPOA, and may request, in writing, all written communication to be delivered to one or both of those addresses. (section 4040).
3. **General Notice Location:** General Notices to GRFPOA property owners shall be posted on the website below and at the "Association Lodge," located at 4101 Opal Trail, Pollock Pines, Ca 95726 (section 4045).
4. **Individual Delivery:** GRFPOA members, may request, in writing per the above, to receive general notices by individual delivery (section 4045).
5. **Right to Receive Meeting Minutes:** GRFPOA members have a right to receive copies of Board of Director's meeting minutes. GRFPOA BOD meeting minutes are posted as follows (section 4950):

At the Association Lodge;

At the Association's website- www.goldridge.org

By written request of the Association, by U.S. Postal Service

6. **Statement of Collection Policy:** The GRFPOA "Assessment Delinquent Policy" is available in the Association's office, by means of the annual November budget letter, and at the GRFPOA website. (section 5730)

7. **Statement of Lien Policy:** The GRFPOA policies on enforcing lien rights is contained in the GRFPOA Assessment Delinquency Policy, which is available as described immediately above in paragraph 6. (section 5830)
8. **Rules Enforcement Policy:** The GRFPOA policies on discipline and rules enforcement is contained in the GRFPOA "CC&R's Compliance Committee Rules" is available in the Association's office and on the GRFPOA website. (section 5850).
9. **Dispute Resolution Procedures:** Dispute resolution procedures are contained in sections 5925-5965 of the Davis-Stirling Act. As required by section 5965, "Failure of a member of the association to comply with the alternative dispute resolution requirements of Section 5930 of the Civil Code may result in the loss of the member's rights to sue the association or another member of the association regarding enforcement of the governing documents or the applicable law."
10. **Physical Changes to Properties:** All GRFPOA architectural requirements are available in the Association's office, at the website, and in the GRFPOA CC&Rs. (section 4765)

11. **Address for Overnight Assessment Payments:** Mail/deliver submissions to:

Gold Ridge Forest Property Owners Association
4101 Opal Trail
Pollock Pines, CA 95726

Email: grfoffice1@gmail.com

Phone: 530-644-3880

Overnight payments may be delivered to the Association's Lodge, via the clearly marked "Mail Drop" on the outer wall adjacent to the Association's business office at the 4101 Opal Trail address. (section 5655).

12. **Miscellaneous:** GRFPOA members may request a FULL report on any matter pending before the Board of Directors (section 5320); and upon written request, may have that information delivered to the member's secondary address on file with the Association (section 4040).

Approved by GRFPOA Board of Directors November 30, 2023.