

Vote for David Lysengen & Paul Gaarenstroom Candidates for LCPOA Board

Our Roads and the Importance of a Board Majority

LCPOA's 26 miles of beautifully maintained roads are a credit to our dedicated Road Committee, chaired by Jeff Wax. This volunteer committee includes professionals with expertise in law, civil engineering, and road design and construction. Committee members regularly inspect roads, even during heavy rains, meet with contractors on-site, and review completed work to ensure quality.

Road Committee volunteers donate countless hours of their time and expertise at no cost to the Association. Hiring professionals with comparable experience would cost the community a substantial amount of money.

Each year, the Road Committee spends months planning the annual road improvement project. They work with engineering consultants and contractors to identify the highest-priority repairs, solicit and evaluate contractor bids, review contracts, and develop detailed recommendations for consideration by the Board. By summer, the committee presents the Board with a comprehensive and well-researched proposal which includes the committee's recommendations. Throughout the process, Board members receive updates and have opportunities to ask questions of this committee, so they are well informed before voting.

2024

After months of preparation, the Road Committee presented its recommendations to the Board for the 2024 LCPOA road improvement project. As always, maintaining a Board majority proved especially important. Unfortunately, one director who supported the Road Committee's recommendations was very ill and unable to vote. The result was a 2-2 tie halting the project. Unfortunately, the heavy rains that ensued caused further damage to the roads, with additional expense incurred by the Association.

The 2024 votes were:

- **Yes:** Rick DeAndero, Jim Kramer
- **No:** Michael Ghafouri, Vince Scarpino
- Carla Marvin (ill and unable to vote)

2025

In 2025, the Board voted on three related road items: engineering services, pavement management, and the road improvement project. The three members of the Board Majority voted unanimously in favor of all projects, allowing them to proceed on schedule.

- **Yes:** Roy Paulson, Rick DeAndero, Paul Gaarenstroom
- **Opposing votes:** Michael Ghafouri and Tsun-I Wang voted against one of the three items and split their votes on the other two.

2026

After reviewing the proposals, the three members of the Board Majority voted to approve the 2026 road improvement project, which was fortunate as there is another heavy rainy season predicted.

- **Yes:** Roy Paulson, David Boyd, Paul Gaarenstroom
- **No:** Michael Ghafouri, Tsun-I Wang

These examples illustrate how a functioning Board Majority has affected the timing of major road projects. When projects move forward on schedule, the Association is better positioned to complete repairs before winter weather can cause additional damage and increase costs.

Lack of Board support can discourage even the most dedicated volunteers. These volunteers may, understandably, decide that their time and expertise would be better invested elsewhere, leaving the Association without the knowledge and expertise that have been so valuable to our road program and so appreciated by our membership.

Once that level of volunteer expertise is lost, it will be difficult to replace. Recruiting and developing qualified volunteers with the same level of commitment, experience, and institutional knowledge could take years and more likely would not even be possible. The more likely outcome would be that the Association would need to hire a professional road pavement consulting firm at a substantial cost.

Maintaining our roads is important for the overall property values and safety in La Cresta. Board support for this effort is crucial. Please continue to elect Board Members who understand the need for proper pavement management, and who appreciate the efforts of our volunteers.