HACIENDA CARMEL

A Special Place to Call Home

NOVEMBER 6, 2026 • FROM THE MANAGEMENT OFFICE

- **Maintenance Requests.** Please submit all work requests, including private jobs and landscape work, to the front desk or Catherine Robinette at ext. 7802 or crobinette@haciendacarmelca.com. Include the unit or location, a brief description and a photo if available. Staff will log requests in BuildingLink.
- **BuildingLink Sign-ups.** Look for sign-up information the week of November 16.
- **Looking Ahead 30 Years.** Did you know that California requires all association reserve studies to look 30 years ahead? Reserve studies estimate when shared property such as roofs, roads and equipment will need major repairs or replacement, what the work may cost and how much the Association should set aside each year. Proper annual funding ensures homeowners only pay their fair share during the time they are here.
- **What Does "Percent Funded" Mean?** It compares what the Association has in reserves with what the reserve study estimates should be set aside by that date, based on the age and wear of shared property. At 50% funded, the Association would have half of that estimated amount on hand. Reaching approximately 50% funded is the Board's five-year goal and one milestone in the 30-year plan.
- **2027 Budget.** The Board is scheduled to approve the budget on November 19. This year's budget package will include the updated 30-year reserve funding plan in addition to the executive summary and analyst's disclosure.
- **Hacienda Carmel Is a 55+ Homeowners Association.** Homes are individually owned, and residents include people who work and people who are retired. Please send links to inaccurate online listings referring to HCCA as a "retirement community" or a "senior care facility" to chulka@haciendacarmelca.com so they can be corrected.
- **Flood Insurance Renewal.** The Board approved the renewal of the Association's flood insurance on October 22. The coverage is arranged in layers through multiple policies, and those policies are now in the renewal period. Owners who need proof of coverage or have questions about when updated certificates will be available may contact Lola E. Stewart at HUB International at lola.stewart@hubinternational.com or (805) 777-8481.
- **Monterey County Emergency Alerts.** Sign up for phone, text or email alerts at https://alertmontereycounty.genasys.com/portal/en/register. Ask a neighbor, friend or family member if you need help registering.
- **An Evacuation Order Means Leave Immediately.** Follow the County's instructions and leave without waiting for a knock on your door as staff will need to evacuate too. Arrange in advance for any help you may need to evacuate.
- **Sunday Front Desk Hours.** Starting on November 8, the front desk will begin closing at 2 p.m. on Sundays when the restaurant closes. Morning hours will continue as usual.
- **Holiday Closures.** The business office will be closed November 26–27 and December 24–25. The front desk will be closed on Thanksgiving Day, November 26, and Christmas Day, December 25.

In service and gratitude,

Christine Hulka, CMCA, AMS | General Manager

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NOVEMBER 6, 2026 • COMMUNITY BULLETIN

EVENTS & ENTERTAINMENT

Sunday movies are back at 5 p.m. On Sunday, November 8, enjoy *The Hundred-Foot Journey*, a lighthearted film about opening a restaurant in France.

The Voynich Code. Jules Jannick will give a talk on Saturday, November 14, at 11 a.m. A flyer with more details is available in the information rack.

Interested in team bocce ball? E&E is gauging interest in team play. If enough residents are interested, the Association may consider upgrading the two courts. Contact Michael Zarefsky in Unit 106 at mikezarefsky@gmail.com.

Knitting, crocheting and sewing. A new group meets in the lobby on the first and third Fridays of each month from 11 a.m. to noon. For more information, email Lori Silver at lorisilver7@gmail.com.

Easy Yoga resumes on the first Friday in January.

ARTISTS OF HACIENDA CARMEL

Please join us at **Casa Fiesta on Friday November 13 for the opening of our Art Exhibit "Baubles and Bangles"!** We will celebrate the holiday season with beautiful art, good fellowship, and food from 4:00pm to 5:30pm! There will be no Art Luncheon this month because we are busy with the exhibit, but we will have a wonderful Art Lunch in December!! Member note: **Take down day is Monday Nov. 9** if you have work on the walls!

THE BOOK SHOPPE

An Afternoon with Jane Smiley. Pulitzer Prize–winning author Jane Smiley will visit Hacienda Carmel on **Monday, November 16, from 2 to 4 p.m. in the West Room**. She'll meet readers for an afternoon of conversation and readings. Her books include *A Thousand Acres*, *Moo*, *Some Luck*, and *The All True Travels and Adventures of Lidie Newton*. If you're looking for a book to pick up before the visit, *The All True Travels and Adventures of Lidie Newton* is where Lidie's story begins. For more information, contact Pat Little-Auguston at (831) 293-3153 or plittleauguston@gmail.com.

HACIENDA GARDEN CLUB

Hacienda Garden Club's Annual Thanksgiving Bake Sale & Jam Fest. Stop by the **Casa Central lobby on Wednesday, November 25, from 9 a.m. to noon** for baked goods and jams. Proceeds help maintain and improve the West End gardens, orchard, California native plantings and Jan's Patio for all residents to enjoy. While you're there, take a moment to sit on Jan's Patio and enjoy the changing fall colors. Questions? Contact Connie Winners in Unit 197 at winwine@comcast.net.