

**CZ MASTER ASSOCIATION
CANDIDATE STATEMENT BOARD OF DIRECTORS
2009 ELECTION**

Bob Varo

GIVE BRIEF REASON(S) WHY YOU WANT TO SERVE ON THE BOARD OF DIRECTORS:

I would like to continue to serve on the CZ Master Board for an additional term. The current Board works well together and there are a couple of issues that we have been addressing that I would like to continue to work towards resolving before I complete my service to the community. First and foremost is the identification of a direction that Coto shall follow as we mature as a community. I have spent many hours working to build the bridges that we all need to ensure that whatever path we decide to follow that it not only will be the right one, but one which is done with full knowledge and forethought of all of the options and with the support of the community. For the most part these decisions should be driven by what I believe is the most important community-wide issue, the issue of Community Policing.

The second issue is what to do about a Community Services Center to be located at the old Lennar Welcome Home Center site at the end of Oso Parkway. With the existing facility in dire need of being replaced, the current Board has put together a model of the type of building that we envision for that site, while at the same time ensuring minimal impact to the abutting properties. This building will also allow us to bring the Management Company on site to better serve the entire community. In addition, the facility will be able to accommodate an Emergency Operations Center capability along with providing meeting space for groups of up to 15 to 20 for the Boards of our sub-associations and clubs (Moms, Coto CAN, etc.) within the community.

With the current economic climate, the Board is reticent to move forward with any further planning at the time. I am hopeful that over the next two years we will be able to identify a way to finance this project with minimal financial impact and with the support of the community.

BRIEFLY DESCRIBE YOUR BACKGROUND

I have served on the CZ Board for three terms; two terms as President and the most current term as Secretary. I have enjoyed this opportunity to be of service to the community and the opportunity to ensure that all of our neighbors are treated fairly. I am a retired Sales and Marketing executive.

NOTE OTHER INTERESTS

I am a member of the Golf & Racquet Club and an avid golfer. I also belong to the local Rotary Club.

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Conrad Andrew Sick

GIVE BRIEF REASON WHY YOU WANT TO SERVE ON THE BOARD OF DIRECTORS:

Enjoy working with people to create a memorable, highly valued community which is timeless in character. Creative and motivated to achieve high standards.

BRIEFLY DESCRIBE YOUR BACKGROUND:

Grew up in large family in San Diego, had great parents, married (25) years, 3 awesome kids in college; Business owner; 25 years in Real Estate development and a Christian. Praise God!

NOTE OTHER INTERSTS (HOBBIES, ACTIVITIES, ORGANIZATIONS):

Gardening; Running marathons; Hiking/Nature; Bible Study Fellowship (BSF); Coaching all sports; playing sports with my kids.

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Florence Bell

GIVE BRIEF REASON WHY YOU WANT TO SERVE ON THE BOARD OF DIRECTORS:

I have enjoyed living in our community for 3 years and would like to become involved in It's continued success.

BRIEFLY DESCRIBE YOUR BACKGROUND:

I have been a Realtor with my own office for 37 years. I do mediation and arbitration for the local board of Realtors and mediation at the court level. Professional standards is very important to me.

NOTE OTHER INTERSTS (HOBBIES, ACTIVITIES, ORGANIZATIONS):

I like to sew, do needle point, gardening, and love to square dance..

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Vincent W. Hylka

My name is Vince Hylka, and I am running for a second term on the Board of Directors for CZ Master Association. As a homeowner, I know it is important to be active in your community. I abhor apathy, and enjoy the challenge of helping to run our association. I understand that when serving, one must act as a steward of our resources, as well as plan for the future.

Coto de Caza attracted my family because of its beauty, charm, and seclusion. There are many benefits that come with living in a community like ours, such as good schools, great local amenities, and an overall outstanding quality of life. However, there are also challenges that we face as a community: personal safety, pro-active law enforcement, and our future as a community within greater Orange County.

Presently I am a Registered Investment Advisor (financial advisor) at Prudential Financial in the Irvine/Newport Beach area. I understand the responsibility of managing other people's money, and bring that experience to the CZ Board.

My previous experience as both a CZ Board Member and as President of the Upper Hastings Ranch Homeowner's Association in Pasadena (1100 homes) gives me valuable insight on how to construct and lead effective teams of community volunteers.

My executive skills were initially honed over 16 years as a business owner in the Santa Monica area. My skills have grown while serving on the CZ Board for the past 2 years. Our present Board works well together, and we have accomplished many things, including: our new non-profit status, plans for a welcome center, a strategic planning committee for the sports park, and an Emergency Preparedness Plan, to name just a few.

I am a great listener, proactive communicator, and team player. The opinions of others are always important to me in arriving at key decisions.

Any community service position must have a fair and balanced Board, reflecting the diversity of the residents. Your support for me as a Board member is a vote for hard work, professionalism, inclusiveness, and fair treatment for all residents.

NOTE OTHER INTERESTS (HOBBIES, ACTIVITIES, ORGANIZATIONS):

I enjoy tennis, biking, acoustic guitar, personal computer repair/setup/troubleshooting, and fresh water trout stream fishing.

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Vincent J. Rossini

Reasons why I would like to continue to serve on the Board of Directors:

During the last year and five months it has been my great pleasure to serve on the CZ Master Home Owner's Association Board. After being appointed to the Board I was given the opportunity to serve as your Treasurer. One of the biggest accomplishments during my tenure in conjunction with my fellow Board members and our General Manager was our ability to achieve tax exempt status as an organization. I have enjoyed with my fellow Board members helping to improve our community in every aspect. I am currently working with the Ad Hoc Committee on Governance to determine which direction our community should move towards in the future. It is my personal goal that we continue to enhance our community with new improvements and yet maintain the level of affordability unseen in any other community in Orange County. I hope that my past efforts and dedication to our community will give you the confidence to support me for another term.

Background:

In 1995, I earned a Bachelor of Science in Public Administration and Planning from the University of Southern California. In 1997, I earned a Masters Degree in Public Administration from the University of Southern California. During my Masters Program I worked for the Mayor of the City of Los Angeles Richard J. Riordan in the areas of policy and communications. After earning my Masters Degree I went to work as an aide to Los Angeles City Council President John Ferraro.

After a successful venture in the commercial aviation industry, I felt a calling from the public sector again. In 2004, I became a California Highway Patrol Officer. Upon graduation I was assigned to the Westminster Area Office where I am currently assigned. In 2006 my wife and I had the good fortune of moving into the Coto De Caza community and plan to raise our family here. I hope that my education, experience and ability will continue to be of service to our community.

Hobbies:

I enjoy working around the house and in the yard. I spend a significant amount of my free time hiking, running and walking on the trails that surround our community.