

Rancho Dominguez

Patio Homes Community Association

Post Office Box 2183, Yorba Linda, CA 92885 www.RDPHCA.com

ESCROW DEMAND RESPONSES AND INFORMATION FOR ESCROW AGENTS

- Rancho Dominguez Patio Homes Community Association (RDPHCA) consists of 131 single family patio homes. The homes are unattached and each owner pays his/her own insurance. We show approximately 14 rentals out of 131 homes (10.68%), with some of those being rented to family members. This percentage is representative of the last few years as well.
- Our streets are Pablo Rd., Trail Side Dr., Via Este, Via Nietos, Via Oeste and Via Santana.
- Beginning on or about January 1, 2020 the following documents can be found on our new website **rdphca.com** under their respective icons and menus: Articles of Incorporation, Bylaws, CC&Rs, Financials, Minutes (including those pending approval), Newsletters (archived), Annual Statements (Policy/Budget, including insurance/fidelity bond and other required information), Dispute Resolution Procedures and Election Rules. Other documents will be added as we continue to move towards an electronic format.
- RDPHCA maintains no common area and has no amenities. (NOTE: We are in the process of updating the developer-supplied CC&Rs to reflect our current circumstances.)
- There is no pending or anticipated HOA litigation.
- The Annual Assessment for 2020 is \$50 and is due by January 1, 2020. It is considered delinquent if not postmarked by January 15, 2020. No special assessments are anticipated for 2020.
- There's a \$50.00 processing fee for escrows and refinances. Please make the check payable to **RDPHCA**. When the transaction closes, please contact the Board again via the website.
- **Required Owner Contact Information:**
 - **Names and mailing address of the new owners (or current owners if this is a refinance).**
 - **At least one valid email address and phone number.** (As of January 1, 2020, communications with homeowners will be handled via email and website notifications, potentially texting in the future.)
 - **New/current owners must complete and return both the "Agreement to Receive Electronic Communications" form as well as the "Contact Information Form" found under DOCUMENTS.**
- The forms may be emailed to info@rdphca.com or mailed to our P.O. Box. Arrangements can also be made for a Board Member to collect the forms in person; please fill out the Contact the Board form under the HOA icon and hit Send.

For any other escrow or refinance demands, please fill out the Contact form to receive specific information about a property or responses to any questions you may have.

Thank you,
RDPHCA Secretary

December 2019