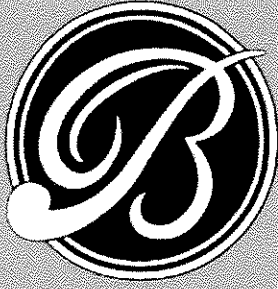


BLACKHAWK HOA DENIAL

May 12, 2009



# Blackhawk Homeowners Association

4125 Blackhawk Plaza Circle, Suite 230, Danville, California 94506

Telephone: (925) 736-6440; Fax (925) 736-0428

Website: [www.blackhawk-hoa.com](http://www.blackhawk-hoa.com)

E-mail Address: [blackhawk@blackhawk-hoa.com](mailto:blackhawk@blackhawk-hoa.com)

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President

**George L. Triano**  
Vice President

**Linda Kralik**  
Vice President,  
Community Relations

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Community Manager

**Natasha Feigenson**  
CCAM®  
Assistant Community Manager

**Michael R. Cousineau**  
AMS®, CMCA®, CCAM®  
Community Services Director

May 12, 2009

Mr. and Mrs. Singh  
101 Wild Oak Ct  
Danville, Ca. 94506

Re: Appeal of ARC Decision  
Deck Installation at 101 Wild Oak Court

Dear Mr. and Mrs. Singh:

On February 18, 2009, we wrote you to advise that the Association's Architectural Review Committee (ARC) considered your most recent pending architectural application and for the reasons stated in that letter, denied your application. You appealed that decision to the Board of Directors and it considered your appeal at its meeting of April 28, 2009. The Board of Directors concluded that the reasoning and decision reached by the ARC was correct and, in particular, that no part of the deck should be constructed on areas (including those subject to an easement) designated as "open space".

We know this decision is not what you hoped and regret that in this case, your application could not be approved. Nevertheless, we request that you immediately remove the deck from the easement and open space area.

We understand that you may continue to pursue your appeal to the Board of Supervisors of the denial of your deck issued by the San Ramon Valley Regional Planning Commission (a process separate from the association's process), but that no appeal date has been set. If you wish, we are willing to extend the time for you to remove the deck until 14 days after the Supervisor's final decision provided that you agree this does not prejudice any of the Association's existing enforcement rights. We presume you do agree to this, but if not, please let us know in writing within seven (7) days of the above date.

Best regards,

Natasha Feigenson, CCAM®  
Assistant Community Manager

Cc: Architectural Review Committee  
Board of Directors

First Class Mail & Email