

THE LETTER

LAFAYETTE ASSOCIATION OF HOMEOWNERS, INC. NEWSLETTER

FROM THE BOARD

2009: Year in Review

By Jennifer Skaife, President

Goodbye 2009, and for many of us, ‘good riddance’! Others among us may have had a great year! Now, we welcome **2010**, new beginnings, new ventures, the maturing of those in process, and time to reflect on the past years’ events, achievements, losses, gains, and status quo in the life and business of the Lafayette.

We have witnessed many changes over the past twelve months and in the following article I will try to sum up some of the high (and not so high) lights. The positive does, however, far outweigh the negative, so here goes!

There have been some **changes to the Board** due to resignations of members. I was nominated in March to replace Ryan Stack, and later in the year Frank Flores, President at that time, resigned due to professional reasons. Irene Bisson stoically volunteered, but found that the commitment was just too much combined with her demanding professional life. Former Board member Joe Hill filled the position and I was nominated President.

Rick Blackshere remains as treasurer, with Eddie Stanton and Dennis Cornax making up the full complement.

Per appropriate procedures, the positions filled by nomination, are currently open and will be voted upon

at the **Annual Homeowners Meeting** on Tuesday, January 26, 2010. I have presented my nomination, and as I wrote in my December newsletter article any homeowner in good standing can stand for the Board.



RIP: Lou Schor and Gary Johnson, two of our more colorful residents! Also passed away this year were homeowners Howard Jacobsen and Ralph Placencia. One four legged friend, Simone – Ryan and Amanda Stack’s lovely golden-eyed dog – will also be missed.

In April, the president Frank Flores wrote about the impact of **filming** in our neighborhood and specifically in our building. We have certainly been seen on many shows, NCIS, CSI Long Beach, (oops, I mean Miami), are just two that regularly film location shots in and around here. There are inconveniences with this, parking, access etc., but we do not hear many complaints. It is a source of revenue for us, but not a great one. I actually think ‘the industry’ is as much a part of So Cal life as the beaches and weather so accept it as such!

In spring, Jack Nendel secured a **grant** to fund the restoration of a historical tile mural rediscovered whilst re-roofing the Campbell building. It is

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currently being completed and will be installed as a mural panel on the South wall of the Campbell building garden. This is scheduled for completion in March this year, and I presented a sketch proposal for the garden design to complement it. Maybe we can get some volunteers to work on the implementation of this?

Over summer we completed all of the **re-roofing**, saw the **gym** completely re-equipped with new machines and equipment, thanks in a large part to time and effort put in by resident Derrick Lloyd, and began and ended yet another 'non runner' for a tenant in the 144 Linden Avenue **commercial property**.

We have a very strong and committed group of Homeowners volunteering their time and expertise to the Commercial Properties Committee, and reporting to the Board.

Negotiations with the **Long Beach Bike Shop** proceeded and by late fall we were pleased to welcome our new tenant Carlos Burbano into the 540 Broadway commercial property.

We are delighted to have signed a commercial properties lease contract with a new local business, **District Wine LLC**. They will be operating from 144 Linden Avenue in Spring 2010 with a wine tasting, small plate food and wine retail operation. In the meantime we, the Association, are obtaining bids on making the necessary basic improvements to the property, floor repairs, toilets, and provision of basic services, prior to District Wine carrying out their own tenant improvements.

Unfortunately we witnessed the **break-in** of the Campbell penthouse. Whilst unoccupied, the entry door was forced open and items ransacked and stolen. Due to the owner, Marilyn Jolley, being in the middle of moving, there was less in the residence than normal, but items of personal importance and value were stolen. The remarkable part of this is that the perpetrators, carrying some of the stolen items, were caught on **video cameras** in the lobby! The police found these to be most helpful and swiftly apprehended one of the three men involved right outside our door! Additionally the Long Beach police retrieved several of the stolen items from our trash.

This incident led us to re-examine the building security and consequently we repaired, replaced and increased all of the street level **exterior lighting**, added **cameras** to critical areas, and replaced locks to non-public back of house areas.

The relocation of the **Bike Room** from the 5th floor Broadway Building to the ground floor former ballroom off the Campbell building garden is imminent with the installation of security cameras now completed.

I wish you all
a happy,
healthy 2010...

We have seen a significant increase in **rentals** in our buildings and where we extend most of the same privileges to resident tenants as to Homeowners, there are certain exceptions, particularly pertaining to Board meeting protocols, voting rights etc. We do remind Homeowner-Landlords that they are responsible for any **violations of the CC&R's** and **Rules and Regulations** by their tenants and guests, and payment of any subsequent fines imposed.

The **exterior painting** of the Broadway and Lafayette buildings is long overdue. Joe Marrs and myself, along with Sharon and Geronimo are looking into colors and preparing for bids. There is a great deal of repair to do to the fabric of the building prior to painting as deterioration to the facades has inevitably occurred over the years. As a historical building, we also need to satisfy the City of Long Beach, as well as our own discerning panel! No small task. The cost of this project will be very significant and is a major factor in the process. Hopefully this will be resolved and carried out in 2010.

After many years of having the LAHO merged with the **Lafayette Parking Coop LLC** (owners of the 125 Linden parking lot) and upon the advices of our legal counsel there is now a separation of the two entities. After discussion and legal advice the Parking LLC will operate independently of the LAHO. Together we are negotiating a leasing agreement by the LAHO from the Parking LLC, much like we have with the Courtyard Marriott.

Finally on behalf of the Lafayette Association of Homeowners Board of Directors I wish you all a **happy, healthy 2010**, filled with all that we need, with wise actions and speech, generosity and kindness. ✍️

HOLIDAY PARTY 12/17/09

Photos by Anne Proffit and Geronimo Quitoriano



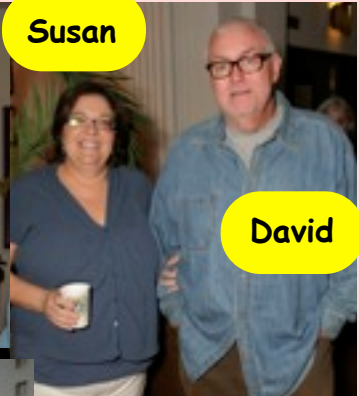
Jennifer



Jennifer

Malou

Lydia



Susan

David



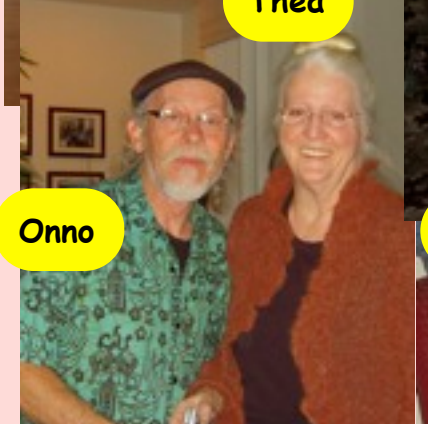
Jennifer



Kim & her 40" TV



Carlos



Thea

Onno



Trudy

Leah



Steve Harris Band



Kian

Brenda

Mollie



Jim



Bill

Brian



Sharon

MEET YOUR NEIGHBOR

Brian Hutchinson

By Thomas Wasper

Q: So, you've lived in Long Beach all your life. How long have you been at the Lafayette?

A: Three years. We bought at the peak of the market. Right before it crashed. It's a little demoralizing in a way, but we wouldn't have gotten financed now. We plan on keeping it forever, so if it's upside down in 5 years, it doesn't matter.

Q: Any chance of you running for the Lafayette board?

A: It's something I would consider, but not at this time. I was on the board for EVAD (East Village Arts District) for a while, but I was always too busy to make time for it, to dedicate myself to it.

Q: Do you like living at the Lafayette?

A: Yeah, I like living here. There's lots of freaks and geeks and tweaks, you know, and I guess I'm one of them. I'm getting to meet more and more people. When you first move in you just meet people in the elevator on a whim, gradually, and you realize how many good people are in the Lafayette.

Q: Where did you live before?

A: We were renting a place in Belmont Shore and we had a couple of roommates.

Q: What brought you to the Village?

A: Diana (Brian's wife) was managing La Muse Café and we were looking at historic buildings, looking for something with a lot of character. We found the place we're in, we walked in and it was a

dump, but it had good vibes. We just kinda got happy right when we walked in and said, hey, we can turn this into something. We like it more and more every day.

Q: Are you guys spiritual?

A: No.

Q: What do you mean by vibes?

A: Just vibes.

Q: You're saying you were high when you bought the place?

A: Yeah, basically. (laughs) No, no, no, no.

Q: What do you do for a living?

A: I work for a Japanese steam ship line doing heavy haul brokering. I arrange trucking for mostly project cargo. Mostly from Japan, but typically from anywhere in Asia and we'll bring it in on our ships and I'll arrange trucking to get it to whatever state it's going to.

Q: And you're a musician as well?

A: Yeah, I've been playing music since I was a kid. Playing in bands and always writing music and just doing different projects.

Q: Which instrument?

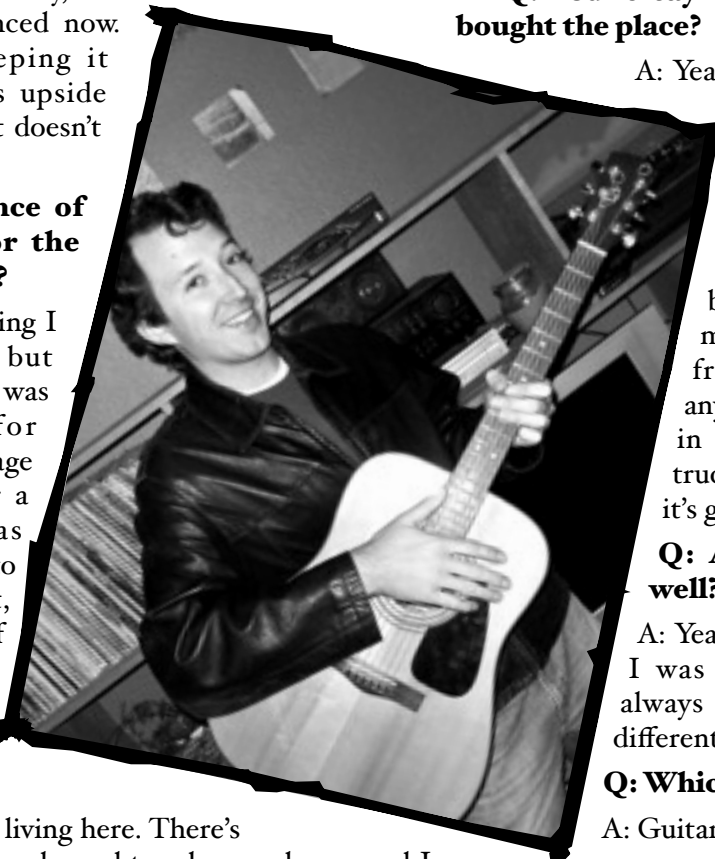
A: Guitar, bass and singing.

Q: Did you go to school for music?

A: No. I took a couple lessons when I started and that introduced me to it and then just buying books and studying on my own. Playing the first lick to Enter Sandman over and over and over and over. Now, I'm 12 years old, you know, so the concept of the guitar and all the music theory kinda came later. When I first started it was really primitive and you play these strings and go with it, you know.

Q: What is the concept or theory of music?

A: The theory is frickin' pull out your guitar and play it like you're playing your d**k! But, no, well,



just more the creative side of it and being able to listen to it outside of just playing it.

Q: Do you have a band now?

A: Kind of. It's a couple guys I'm playing with.

Q: What's the name of the band?

A: No name. We're still waiting for that to fall out of the sky.

Q: What were the names of some of your other bands?

A: The first band I was in was called FDA Approved. The band after that was called Soma Holiday, which was a take off the Brave New World book.

I've been playing music since I was a kid.

Q: What kind of music does your new band play?

A: Kind of rock and metal.

Q: What kind of music influences you? Who do you like?

A: Now it's mostly classic rock. I think that's the biggest influence now.

Q: The Beatles?

A: Of course.

Q: How about the Sweet?

A: Who?

Q: You never heard of Sweet?

A: What is that? Some 70's shit you listen to? *(laughs)*

Q: I saw that Barbara Streisand album in your collection, so before you make fun of me...

A: *(laughing)* That's my grandma's!

Q: When was the last time you played live?

A: We played Taco Beach on Pine during the Gay Pride festival. We walked in and it's full of gays and I'm gay friendly, but we...

Q: You mean you didn't insult them like you insulted me tonight?

A: No! *(laughing)* I'm politically correct! We were pushing our amps and equipment in and we're bent over and WHAM! We're getting spanked every single time! It was a lot of fun! 🎸

Annual Homeowners Meeting
 Tuesday, January 26, 2010
 7pm in the 11th floor solarium, Campbell Building



- Refreshments will be served
- All homeowners are encouraged to attend
- Please turn in your ballots to ensure quorum

AGENDA (tentative)

- > Call to Order
- > Election of Directors
- > Approval of last year's minutes
- > Officers' Report (President and Treasurer)
- > Recognition of Volunteers
- > Results of Election of 2010 Board
- > Adjournment



FOR RENT

- 1 bed, 1 bath \$1,050 323-423-2285
7th floor condo (630 sq ft), ocean and city views.
- 1 bed, 1 bath \$995 562-989-9835
5th floor condo (484 sq ft). Ask for Lorenzo.
- 1 bed, 1 bath 949-310-9806
6th floor condo, city view.

FOR SALE

- Commercial Condo 562-453-5870
\$125,000; 272 sq ft
- Commercial Condo 562-754-9941
\$129,000; 268 sq ft

A VIEW FROM THE 6TH FLOOR

Auld Lang Sigh

By Thomas Wasper

Editor's note: The following was written a few days before the Christmas holiday.

This month I started and completed my Christmas shopping.

I also reconnected with a girlfriend from the recent past, which sent my carefully mapped out Christmas budget spiraling into orbit with the purchase of a camera I bought for her. As soon as I took the camera out of the package to give it a trial spin-it was all over. I knew I must possess this amazing piece of modern technology with a screen on the front for self-portraits!

I often give the gifts I buy a test run, read or listen as each may warrant. However, this is the first time I've decided to keep one after playing with it. Luckily I had also bought her a scarf/hat/gloves combo that a popular weekly magazine helped me to put together. And a big gaudy ring with a secret compartment filled with a hard powder perfume (Thanks again popular weekly magazine!) However, I still needed one more gift to replace the camera and get the number back to three.

Everything righteous comes in three's. The Holy Trinity, Ménage à trois, celebrity deaths, etc, etc, etc.

To complete the trio I pulled a book off my shelf, covered it with some festive paper, slapped on a tag and scribbled her name across the tag. In my defense it was a new book. In fact it was a book I had bought for her in New York, but never delivered because we broke up before I ever had the chance. I knew she would like it, but I still felt a twinge of guilt over keeping the camera. I struggled with my decision even as I wrapped her replacement gift. Then I leaned back on the couch and took pictures of myself making goofy faces with my awesome new camera.

One of my memorable Christmas memories, not my best, but the one that I most often associate with Christmas, involves a guy who used to book bands for a lot of the better Long Beach clubs back in the day. He would get me a plus one for the bands I wanted to see and I thought it only proper to get him a little something to show my appreciation. He



liked Jack Daniels and since I worked for a liquor company at the time, his was an easy name to scratch off my Xmas list. Actually, in those days I gave all of my friends boozy presents.

So, I tagged along with a friend who was also dropping a gift off to (let's just call him Steve) Steve's house and presented him with the bottle of Old No. 7.

"Merry Christmas!" I said to him when he opened the door.

He gave my friend a present, whom he was expecting, then said that he also had something for me, who he wasn't expecting at all. For me? Wonderful! I mean this guy saved me untold amounts of money getting me and a date into all those shows for free. I was touched, really. I never considered us to be friends necessarily, as much as just acquaintances. Wow. This truly is the season for giving!

My new Christmas friend went to his shelf where I knew from previous browsing he had an excellent (even rare!) collection of music. I grew excited as he trailed his finger along the hundreds of CDs he had lined side-by-side on that shelf!

"What would it be?" I wondered. He finally found the one he had been looking for and examined it in his hand, turning it front to back. Then he slipped it back in where it had rested beside the others and again began the process of trailing his finger along the spines of the CDs.

It seemed like some minutes had passed as he perused and I stood waiting, beginning to grow a little uncomfortable now, when he pulled another CD from the shelf. And then returned it after a brief examination just as he had before.

I stood there, struggling to maintain my smile. It had become obvious to me that he never intended to give me a present, but was caught off guard by my appearance on his doorstep with a gift for him. I couldn't believe this son-of-a-bitch was shelf-shopping right in front of me! And with every cool CD he slipped back into his collection (Still too good for him!" I imagined him thinking) I felt his estimation of me slip to each lower rung of the friendship ladder on which we both stood. Soon I would be off the ladder altogether and steadying it

for him while he climbed to the very top of the shelf looking for the CDs he flung there for sport.

He finally found something he deemed good enough, I imagine, and handed me a vinyl EP of a band I had made it my mission to miss each time they came through town.

"Merry Christmas!" he said. "You have a record player, don't you?"

I didn't, but said I did.

I couldn't have taken watching him go back to that shelf and starting all over searching for my "gift."

"What did he get you?" I asked my friend as we walked back to my place.

He looked at the box he held and said, "A promotional Coca-Cola tin with a pen."

"Well, at least he pulled yours out of the trash before we got there," I said, laughing. ☺

Ode to "Scary" Vons

by
Geronimo Quitoriano

Oh, Vons supermarket, closing so soon
at Atlantic and Broadway,
I'll miss you, though my neighbors said
to your food and clientele: "No way!"

They also said your store was scary,
ghetto and sometimes used the word "hate,"
But I appreciated your proximity and
opening from 6AM to midnight late.

In 2003, I bought my Lafayette condo
for three simple reasons:
I could walk to Mary's, the train and food
shop throughout the four seasons.

And while it's good to know the phar-
macy will remain open in its new location,
It's you, dear decadent Vons, that puts
the motion to my ocean!

So I'll be waiting patiently for the new
Vons grand opening in the fall,
In hopes it will be bigger, brighter and
scarier than ever for all! ☺

TECH TALK

The Lafayette 2.0

By *Geronimo Quitoriano*



Happy New Year! If you don't know already, the Board has decided to share the office's **wi-fi** connection with residents during weekday evenings (6pm - 10pm) and on weekends (10am - 10pm). On occasion we have turned on the FREE service during the day for several hours, but the Board has decided to stick strictly with the initial times offered.

A few homeowners have requested to have **pdf versions of minutes** available for download. Thanks to fellow homeowner and web guru Mark Hawks, we now have that functionality. Go to thelafayettelb.org and click on "Owners" to register. You will create a login and password. Once approved, you will be able to login and view pdf files meant for owners only. As of this writing, we are scanning twelve (12) months worth of meeting minutes and uploading them to the site. Of course, this is no substitute to actually attending the meetings! Hint, hint!

The website also has a calendar, past newsletters as well as other downloadable forms. Enjoy! ☺

WELCOME TO THE LAFAYETTE

New Residents

Unit 758 Annika & Bryce Turner

132 Linden The Brandon Apparel Group

ALL RESIDENTS: Remember no bicycles in the Main Lobby. Window coverings must be white or off-white! In the trash closets, put trash in the black bag and recycling in the clear bag! ☺

FOR YOUR INFORMATION

Who's Who at the Lafayette

2009 BOARD OF DIRECTORS

President: Jennifer Skaife VP: Dennis Cornax
 Secretary: Eddie Stanton VP: Joe Hill
 Treasurer: Rick Blackshere

CONTACT THE BOARD

In **writing**: Each board member has a mailbox in the office. All written comments will be addressed in a timely manner. Or you may email them through the office: lafayet@charterinternet.com.


In **person**: Come to the board meetings usually every first Tuesday of the month at 7pm in the Solarium (11th floor Campbell Building) unless a schedule change has been posted.

OFFICE MANAGER

Sharon Hays
 Phone: 562-436-5391 9:30am to 5pm weekdays
 Fax: 562-436-8762 Cell: 562-499-9979
 Email: lafayet@charterinternet.com

Reminder: Meeting minutes may be viewed at the office.

**Annual Homeowners Meeting Agenda
 Tuesday, January 26, 2010
 7pm in the Solarium**

- **Call to Order**
- **Election of Directors**
- **Approval of last year's minutes**
- **Officers' Report** (President and Treasurer)
- **Recognition of Volunteers**
- **Results of Election of 2010 Board**
- **Adjournment** 

Calendar

January 1, 2010

New Year's Day
 OFFICE CLOSED

Tuesday, January 26, 2010

Annual Homeowners Meeting
 7pm @ 11th floor Solarium

NEWSLETTER TEAM

SHARON HAYS

ANNE PROFFIT

GERONIMO QUITORIANO

JENNIFER SKAIFE

THOMAS WASPER



THE LAFAYETTE LETTER IS PUBLISHED PERIODICALLY FROM THE OFFICE OF THE LAFAYETTE ASSOCIATION OF HOMEOWNERS. IF YOU WOULD LIKE TO CONTRIBUTE TO THE LETTER, PLEASE CONTACT GERONIMO AT (562) 435-4775 OR EMAIL: GPOLAROID@MAC.COM.