



May 12, 2021
NEW HORIZONS NEWSLETTER
 The Official Publication
 For the Board of Directors,
 Residents and Owners.

22727 Maple Ave. Torrance, CA 90505 Phone (310) 325-3080

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WEEKS AT A GLANCE

Wed. May 12		Newsletter
	2:00 pm	Board Workshop <i>(Via Teleconference)</i>
Thurs. May 13	4:00 pm	Special Meeting Ballot Tally <i>Via Zoom</i>
Fri. May 14		No Events
Sat. May 15		No Events
Sun. May 16		No Events
Mon. May 17		No Events
Tues. May 18		No Events
Wed. May 19		No Events
Thurs. May 20	1:00 pm	Conservation Club
Fri. May 21		No Events
Sat. May 22		No Events
Sun. May 23		No Events
Mon. May 24		No Events
Tues. May 25		No Events
Wed. May 26		Board Meeting <i>Via teleconference</i>
	2:00 pm	
Thurs. May 27		No Events
Fri. May 28	7:00 am	Employee Safety Meeting

GOLF COURSE



We have a wonderful golf community and have the added benefit of scenic landscape grounds that we enjoy as we meander around the campus.

The golf course is not a Park and therefore not meant to be walked on by residents and visitors. Children are not allowed on the golf course because they might get hit by an errant golf ball.

Let's remember to enjoy the view but leave the walking / strolling to the winding sidewalks within the community.

Please stay off the Greens!!



REMEMBERING THE HEROES

We are once again unable to celebrate Memorial Day as usual. With all the changes we have been going through, the challenges, and the ups and downs, we are more grateful than ever been before. We all miss what we used to have and the word **FREEDOM** has a new meaning to most, if not all, of us. With events changing and rules lifting and things slowly returning to a somewhat old "normal", we hope that you and your loved ones are able to join together to love, laugh, cry, be together and share memories. Even though we will not participate in usual community gatherings, we should cherish the moments with smaller gatherings, immediate family and appreciate the sacrifices made by our country's brave and selfless military men and women. **Long may freedom wave.** Wishing all a Happy, fun and safe Memorial weekend.

By: Unknown

NOTES FROM THE CHAIR



We are now into May. Spring is here and we have installed the 2021-22 New Board. They are all working extremely hard to maintain the ongoing projects and initializing new ones.

- Maintenance staff will be coming to each building to inspect. light fixtures, stairs, railings, chimney caps, and decks
- Venting screens. Clean behind hot water heater covers. Seal off holes in stucco around pipes. Check dryer vents, owners will be notified.
- Age Verification forms with copies of your drivers' licenses need to be returned to the Admin Office ASAP.
- New fencing project has begun.
- We still require all to wear masks inside and outside of our facilities. Please carry one with you.
- Limited usage of our facilities is still necessary. Contact tracing is required at each facility.
- Bathrooms and saunas are still closed. We do not have staff to keep sanitize.

Please be patient we may have better new in June.

By: Maggie Pagan, H.O.A. Board Chair



SPECIAL MEETING

We want to thank all residents who stepped up and completed their 2nd Request Ballot to meet the quota for tabulating the vote. As you know, we were unable to complete this at the Annual Election Meeting held on April 19th. A special Board Meeting on May 13th has been set up to announce the tabulation of the vote on the Bylaw amendment.

Realta Management, LLC, our Inspector of Election, has set up the Annual Meeting for:

Thurs., May 13, 2021. 4:00 pm

Join Zoom Meeting via link below:

<https://us02web.zoom.us/j/88306048798?pwd=bWlrc1NzbXVXVWlkQT09k9iUUJHQIFkc1NzbXVXVWlkQT09>

or

If you already have Zoom installed on your computer or mobile device, use the codes below to access:

The meeting ID and passcode:

Meeting ID: 883 0604 8798

Passcode: 509509



Thank you, volunteers, for working diligently distributing ballots throughout the community.



Buildings scheduled for painting

In May: Bldgs. 222, 223 & 224

Reminder: This is only a tentative schedule as urgent repairs might be moved up ahead of the buildings slated. Please be patient, our staff will continue to provide excellent ongoing painting throughout the community. Don't forget to submit Architectural Work Requests prior to making any internal unit alterations or patio alterations.

By: Gary Smith, Architectural Chairman



Please Wear Your Mask in Our Community



TORRANCE PUBLIC LIBRARY RE-OPENS WITH LIMITED SERVICES

Welcome Back to the Library!

The Torrance Public Library is excited to welcome back patrons for limited in-person browsing, public internet access, and copying services. The public provided feedback on hours and services through a reopening survey in early March -- and the Library listened!

Beginning April 26, 2021, the Torrance Public Library will open for the following hours:

Katy Geissert Civic Center Library	
Monday	12:00 p.m. - 8:00 p.m.
Tuesday	10:00 a.m. - 6:00 p.m.
Wednesday	12:00 p.m. - 8:00 p.m.
Thursday	10:00 a.m. - 6:00 p.m.
Friday	10:00 a.m. - 6:00 p.m.
Saturday	9:00 a.m. - 5:00 p.m.
Sunday	Closed

In accordance with LA County COVID guidelines, seating, study rooms, and meeting rooms will continue to be closed and all story times, tutors, study groups, and multi-person gatherings prohibited at all locations.

Please review our COVID Code of Conduct before you visit as all restrictions will be enforced.

- Curbside Services is **no longer available**.
- **Face coverings** must cover the nose and mouth at all times, unless under 2 years of age.
- **Social distancing** is required between all individuals.
- Observe building and floor **capacity limits**
- **Library seating** is **not** available at this time.
- **Computers** are available by reservation only, and usage is limited to one 30-minute session per day.
- **Library visits** are limited to **one hour**.
- **Congregating, sitting/lying on the floor**, tables or counters are **not** allowed.
- **The Study Rooms and the Library Community Room** are **unavailable** at this time
- All children under the age of 9 must be accompanied by a caregiver/guardian.
- Respect staff and patrons alike.

The Torrance Public Library cares about the safety of its patrons and staff. All patrons will be asked to comply with the COVID Code of Conduct or exit the building. Failure to comply will result in a report to the Torrance Police Department

At this time there are **no overdue** fines or hold request fees. For more information, please contact Library staff at: **310-781-7599** or

Email staff at: LibraryReference@TorranceCa.gov



**TAX DAY FOR INDIVIDUALS
EXTENDED TO MAY 17:
Treasury, IRS extend filing and
payment deadline**

The Treasury Department and Internal Revenue Service

announced that the federal income tax filing due date for individuals for the 2020 tax year will be automatically extended from April 15, 2021, to **May 17, 2021**. The IRS will be providing formal guidance in the coming days.

"This continues to be a tough time for many people, and the IRS wants to continue to do everything possible to help taxpayers navigate the unusual circumstances related to the pandemic, while also working on important tax administration responsibilities," said IRS Commissioner Chuck Rettig. "Even with the new deadline, we urge taxpayers to consider filing as soon as possible, especially those who are owed refunds. Filing electronically with direct deposit is the quickest way to get refunds, and it can help some taxpayers more quickly receive any remaining stimulus payments they may be entitled to."

Individual taxpayers can also postpone federal income tax payments for the 2020 tax year due on April 15, 2021, to **May 17, 2021**, without penalties and interest, regardless of the amount owed. This postponement applies to individual taxpayers, including individuals who pay self-employment tax. Penalties, interest and additions to tax will begin to accrue on any remaining unpaid balances as of May 17, 2021. Individual taxpayers will automatically avoid interest and penalties on the taxes paid by May 17. Individual taxpayers do not need to file any forms or call the IRS to qualify for this automatic federal tax filing and payment relief. Individual taxpayers who need additional time to file beyond the May 17 deadline can request a filing extension until Oct. 15 by filing Form 4868 through their tax professional, tax software or using the Free File link on IRS.gov. Filing Form 4868 gives taxpayers until October 15 to file their 2020 tax return but does not grant an extension of time to pay taxes due. Taxpayers should pay their federal income tax due by May 17, 2021, to avoid interest and penalties.

The IRS urges taxpayers who are due a refund to file as soon as possible. Most tax refunds associated with e-filed returns are issued within 21 days.

This relief does not apply to estimated tax payments that are due on April 15, 2021. These payments are still due on April 15. Taxes must be paid as taxpayers earn or receive income during the year, either through withholding or estimated tax payments.

State tax returns

The federal tax filing deadline postponement to **May 17, 2021**, only applies to individual federal income returns and tax (including tax on self-employment income) payments otherwise due April 15, 2021, not state tax payments or

deposits or payments of any other type of federal tax. Taxpayers also will need to file income tax returns in 42 states plus the District of Columbia. State filing and payment deadlines vary and are not always the same as the federal filing deadline. The IRS urges taxpayers to check with their [state tax agencies for those details](#)

By: Excerpt from IRS website



THIS IS A STORY ABOUT EVERYONE OR IS IT NO ONE

This is a story about four people named **Everyone**, **Someone**, **Anyone** and **No One**.

There was an important job to be done and **Everyone** was sure that **Someone** would do it. **Anyone** could have done it, but **No One** did it. **Someone** got angry about this, because it was **Everyone's** job. **Everyone** knew that **Anyone** would do it and **No One** realized that **Everyone** wouldn't do it.

It ended up that **Everyone** blamed **Someone** when actually **No One** blamed **Anyone**.

Does this little story sound familiar to Anyone?

Observation from the front

SHOUT OUT



Special Shout out to Martha Berry who is very inspirational. She walks three times a day but most of the time she can be seen PICKING UP TRASH ALL AROUND NEW HORIZONS.

Hey Martha – folks are noticing and thank you for all you do.



By: We heard thru the grapevine News

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AGE VERIFICATION BACKGROUND & INSTRUCTIONS

To:	All Residents
From:	New Horizons South-Bay Association Board of Directors
Date:	May 12, 2021
Re:	Mandatory Age Verification of Occupants Emergency Contact Information
Due Date:	June 13, 2021

In order to continue to qualify as a Senior Housing Development, the Association is *required* to periodically verify that each home(unit) within the Association is occupied by a least one (1) person who is **55 years of age or older** (the “**Qualifying Resident**”). Additionally, each other occupant (“**Qualified Permanent Resident**”) must be at least **45 years of age or older** and residing with the Qualified Resident. Qualified Permanent Resident shall also mean or refer to a person less than forty-five (45) years of age who qualifies a Qualified Permanent Resident as defined in California Civil Code 51.11.

Therefore, while the Board of Directors understands that age verification was requested at the time of the purchase of your home (unit), it is necessary to verify that each home (unit) within the Association continues to comply with the age/occupancy restrictions.

Accordingly, Qualifying Resident(s) and Qualifying Permanent Resident(s) must provide updated proof of age documentation and certification via the Age Verification Form.

Once completed, please return the Age Verification Survey to the **New Horizons South- Bay Association Office**, at **22727 Maple Ave. Torrance, CA. 90505** no later than **June 13, 2021**

accompanied by a copy of at least one of the following documents:

- 1. Driver’s License**
- 2. Birth Certificate**
- 3. Passport**
- 4. Immigration Card**
- 5. Military Identification**
- 6. Any government issued document** - containing a date of birth, asserting that at least one person in the unit is 55 years of age or older.

The information and documents provided ***will be kept confidential.***

Individuals may inspect a statistical summary of these occupancy surveys upon request.

The Board of Directors sincerely appreciates your cooperation completing the **Age Verification Survey**.

Should you need assistance or further information please contact the **Association office** at **310-325-3080**.

Federal regulations require that age information must be updated at least every two (2) years. 24 CFR §100.307

Each Unit Within New Horizons South-Bay Association Must Be Occupied By At Least One (1) Person Who Is **55 Years of Age or Older (“Qualifying Resident”)**.

The Qualifying resident must certify his/her age as being 55 years of age or older by attaching a copy of a Proof of Age (such as driver’s license, birth certificate, etc.) to this form.

Additionally, every other occupant (“**Qualified Permanent Resident**”) must be at least **forty-five (45) years of age or older** and a resident with a Qualifying Resident within the same unit.

Qualified Permanent Resident shall also mean or refer to a person less than **forty-five (45) years of age** who qualifies as a Qualified Permanent Resident as defined in California Civil Code § 51.11.

Qualifying Residents, along with the Qualified Permanent Resident, must provide proof of age and should attach a document providing same. The Association reserves the right to verify any information given below.

NEW HORIZONS SOUTH BAY ASSOCIATION 2021 AGE VERIFICATION FORM

Homeowner(s) Name _____

Address _____ **Unit #** _____

Mailing Address _____

Phone # _____ **Alternate Phone #** _____

Email: _____

QUALIFYING RESIDENT(S) – 55 YEARS OR OLDER

A Name _____ **Age** _____
Move in Date _____ **Circle One** Owner or Tenant

B Name _____ **Age** _____
Move in Date _____ **Circle One** Owner or Tenant

C Name _____ **Age** _____
Move in Date _____ **Circle One** Owner or Tenant

Certification: I have attached proof of age to this form and certify that it is a true copy of the original and that I am a Qualifying Resident for the above referenced unit. I declare under penalty of perjury under the laws of the state of California that the foregoing statements are true and correct.

Executed on: _____ **Date (00/00/00)** _____ **At** _____ **City/State** _____
Printed Name _____ **Signature** _____

*REMINDER: Please attach the required proof of age documentation.
 Return to New Horizons' Admin Office
 This information will be kept confidential.*

In addition to the **Age Verification Form**, we are updating all our records and have included this form to update **New Horizons Resident/Owner/Tenant emergency contact information**.

2. Please Provide Emergency Contact Information:

Please List (2) Two Contacts

1	Name: _____	Relationship: _____
	Address: _____	Phone #: _____
2	Name: _____	Relationship: _____
	Address: _____	Phone #: _____
Pets:		
Do you have Pets?		How Many:
Circle One: Type: _____ (Dog/Cat/Other)		
Yes / No		

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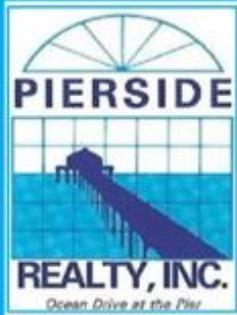
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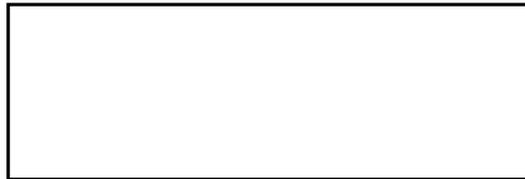


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