

# CICERON LAW

## Community Association Counsel

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January 25, 2022

### **Via Email, US & Certified Mail**

Diana Kruse  
6191 Rancho Mission Rd., Unit #209  
San Diego, CA 92108  
Email: [dianakruse@ymail.com](mailto:dianakruse@ymail.com)  
Receipt No.: 7019 2970 0000 3338 1498

### **Re: Mission Verde Owners' Association Inc. – Balcony Issues**

Dear Diana Kruse:

This firm is corporate counsel to Mission Verde Owners' Association Inc. We write to you at the direction of Mission Verde's Board of Directors ("Board"). The purpose of this letter is to respond to your January 14, 2022 email to Mission Verde's managing agent, Walters Management, regarding your balcony.

Mission Verde is in receipt of the January 14, 2022 notice and photograph depicting a hole in your balcony. There are significant concerns related to the structural integrity of your balcony such that Mission Verde recommends that you **DO NOT use your balcony** for any purpose until further directed by Mission Verde. Your balcony is being scheduled for a more complete assessment to determine the extent of damage, structural integrity, and whether the balcony may be used or if it needs to be restricted until repairs are made. We anticipate the inspection will occur this week. Until that time, please avoid using your balcony for any purpose.

Thank you for your understanding and anticipated cooperation in this matter.

Very truly yours,



KEITH S. CICERON  
ATTORNEY AT LAW

cc: Mission Verde Owners' Association Inc. Board of Directors c/o Cody Phillips (via email only)