

DEON R. STEIN



PARTNER | BERDING & WEIL LLP
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AREAS OF PRACTICE

Deon Stein advises boards of directors in the day-to-day operational aspects of common interest development and corporate law such as the interpretation and enforcement of governing documents (including IDR and ADR / mediations), the formation, structure and function of association committees and architectural review bodies, the *Davis-Stirling Common Interest Development Act*, the *Nonprofit Mutual Benefit Corporation Law*, real estate and financial disclosures, reserve study and reserve fund requirements, assessments and assessment collections, voting and other corporate compliance matters, director elections and recalls, loan transactions, developer transition issues, and contract negotiation and administration. He has extensive experience in drafting major revisions of governing documents for post-developer community associations. He also frequently serves as the independent Inspector of Elections for director elections, director recalls, and other membership votes.

PROFESSIONAL HISTORY

Mr. Stein has represented residential and commercial community associations, other nonprofit corporations, businesses, individuals and residential and commercial real estate developers throughout California since 1988. While representing developers and homebuilders for several years before focusing his practice exclusively on community associations, Mr. Stein worked extensively with the *California Department of Real Estate* (DRE) in the initial formation of new residential subdivisions. As a result of this background, Mr. Stein brings a seasoned perspective to community association law, giving him a broad understanding of the forces behind the creation of common interest developments, including their budgets and reserves, the content of original governing documents, and the unique legal requirements that the DRE imposes on real estate developers and home builders.

PROFESSIONAL MEMBERSHIPS AND ACTIVITIES

Mr. Stein is actively involved with many community association industry organizations. He has served on the Board of Directors of the California North Chapter of the *Community Associations Institute* (CAI-CNC). He served as the Chapter's President in 1998, its Secretary from 2011 to 2013, and its Treasurer from 2014 to 2015. He has been a member of the Chapter's Legislative Support Committee. He has served on the Board of Directors of the *Executive Council of Home Owners* (ECHO). He has been a member of the Teaching

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Faculty of the *California Association of Community Managers (CACM)* and has served on CACM's Legal Advisory Steering Committee. He belongs to and frequently speaks before various chapters of CAI, CACM, and ECHO. He has authored articles on community association legislation and operations for CAI, CACM and ECHO.

Mr. Stein has also lectured on community association, nonprofit corporation and common interest development issues for the *State Bar of California, Continuing Education of the Bar (CEB)*, the *California Association of Realtors (CAR)*, the Superior California Chapter of the *Building Industry Association (BIA-SC)* and the *CalCPA Education Foundation*. He was a frequent guest contributor to *The KFBK Real Estate Show* on Sacramento's AM1530 / 93.1FM.

EDUCATION

Mr. Stein received his *Juris Doctor, cum laude*, ('88) from the University of California College of the Law, San Francisco (formerly UC Hastings College of the Law) and his Bachelor of Arts degree in Political Science from the University of California at San Diego. He is the recipient of American Jurisprudence Awards in Bankruptcy Law and Federal Government Contracting Law. In 1988, Mr. Stein was an extern for the late Honorable David N. Eagleson of the California Supreme Court.