

<  409 Zia :

Were they left my package MMS
12:05 PM

6:56 PM Those were the guys.

That's why I took their
picture. Suspiciously 6:57 PM

6:58 PM Yup. We used to have in
person security

Saturday, December 23, 2023

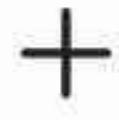
4:19 PM <https://youtu.be/F7DTdlaLeeQ?si=Nbv7fYKfAux5ji4Y>

Sunday, December 24, 2023

Hi. It's Angel ... I forgot to
tell u yesterday I sent you
this tease to the new Stat
Trek ...

And this is my "rough cut"

<https://drive.google.com/file/d/1kcH>



12:05 AM

12:05 AM

<

12:05 AM

<  409 Zia :

And this is my rough cut

<https://drive.google.com/file/d/1kcH-KWJZJk4p3L-fKD032JN-LGoG0Elp/view?usp=drivesdk>

8:48 AM

Love it. On a magic carpet ride. Thanks for sharing.

11:03 AM

Monday, December 25, 2023

Thx for liking!! Here's the final cut

<https://youtu.be/hKjUKnN73Wc?si=Otxia0tsJLSUESks>

11:37 AM

Friday, January 5

What day was out TA meeting

11:08 AM

11:13 AM

1st mon UNLESS it's a holiday, then 2nd mon

Okay 11:14 AM



<  409 Zia :

Okay 11:14 AM

Tuesday, February 6

9:27 PM

Hi. I've a board chair for
you.... Margo says you're
ill ???

9:29 PM

Board check.

I didn't get a flu shot
and well it got me good.
Board chair? Not sure
what that is exactly. Tell
me, I'm almost sobering
up off all the muzenex I've
been using.

9:32 PM

I'm home wear a hazmat
suit.

Or text or call. Health wise
a safer bet.

9:34 PM

Monday, February 12

<Subject: NoSubject>

Yes 2:00 will work

MMS

9:49 PM



<  409 Zia :

Yes 2:00 will work MMS
9:49 PM

<Subject: NoSubject>

Thursday MMS
9:50 PM

The bank will not be
there Thurs. Can you go
tomorrow?
9:51 PM

Thursday, February 15

<Subject: NoSubject>

Thank you. MMS
6:22 PM

Saturday, February 17

Hey do u have a martini
glass?

5:08 PM And, HAPPY BIRTHDAY



< 409 Zia ▾



MMS 5:10 PM

I have a wine glass I think, Margo must have one. You missed an epic birthday party. I'm still recovering, but managed to make class this morning.

lol my last name is Martinis.

5:10 PM

Well that pic is me after a drink or 2

5:10 PM

Haha or maybe me last night after the party,

5:11 PM

Vermouth is the downfall of a martinis.

5:13 PM

Monday, March 4

We're having the meeting at Danielle Dancers apt today at two.

1:31 PM



< 409 Zia

2:41 PM, Mar 13

Any word if the funding into the account. I need the \$935 bucks back I spent on the gift baskets and travel fare. My bills are not going thru and it's gonna impact my credit, and I'll get late fees. I'm negative in the bank because the TA's check wouldn't go thru.

I know it's not personally your fault but I would like to know what's going on? And when can I expect to be paid.



Copy text



Share



More



<  409 Zia ▾

⋮

We're having the meeting
at Danielle Dancers apt
today at two.

1:31 PM

Wednesday, March 13

Any word if the funding
into the account. I need
the \$935 bucks back I
spent on the gift baskets
and travel fare. My bills
are not going thru and it's
gonna impact my credit,
and I'll get late fees. I'm
negative in the bank
because the TA's check
wouldn't go thru.
I know it's not personally
your fa

View all

>

2:41 PM

2:41 PM Can you call?

2:42 PM Plus, Margo was going to
get you on as signer

<Subject: NoSubject>



X



|||

□

<

x



409 Zia



2:41 PM Can you call?

2:42 PM

Plus, Margo was going to
get you on as signer

<Subject: NoSubject>

\$941 from dollar tree
receipt

MMS

2:59 PM

<Subject: NoSubject>

2:59

LTE



Reserve your ride →





409 Zia

:

South San

Dollar Tree

Mar 7 · 1:40 PM

\$25.53

★ Rate

⟳ Rebook

**Dress for Success**

Feb 22 · 12:26 PM

\$18.50 · 1 stop

⟳ Rebook

AA McAllister St



Home



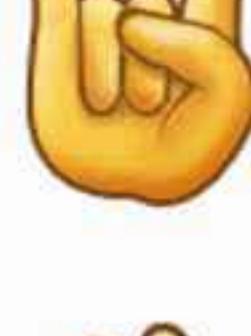
Services



Activity



Account

Uber \$25 plus \$5.00 tipMMS
3:00 PM

3:00 PM

**\$971.00 in total not including time spent**

3:00 PM

3:01 PM

You did uber back?**Dang on phone now. As soon as I'm done I'll go**



409 Zia

:



3:00 PM

\$971.00 in total not including time spent

3:00 PM

3:01 PM

You did uber back?

3:03 PM

Dang on phone now. As soon as I'm done I'll go up. Hey, did u uber both there n back?

We went there and a lady from the store gave us a ride back. We gave her \$20 in cash each

Uber couldn't fit all the packages in there car.

3:05 PM

3:06 PM

K. So I'll add the 20

Cool 3:07 PM

Can I add an interest fee on the loan.

8:39 PM



the TA is netting 325 net



< 409 Zia

8:45 PM, Mar 13

Also I don't understand if the TA is getting \$25 per unit a month and let's say there 100 to 125 units in the building that's 2,500 at the low end and the vending and washers money. How wasn't there enough to cover the baskets purchase? There's no way the TA spent $2,500 \times 12$ is 30,000k for last year alone.

Is there a funnel I'm not aware of. If so I would like too.



Copy text



Share



More



<  409 Zia :

packages in there car.

3:05 PM

3:06 PM K. So I'll add the 20 

Cool 3:07 PM

Can I add an interest fee
on the loan.

8:39 PM

Also I don't understand if
the TA is getting \$25 per
unit a month and let's say
there 100 to 125 units in
the building that's 2,500
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vending and washers
money. How wasn't there
enough to cover the
baskets purchase? There's
no way the TA spent 2,500
 $x 12$ is 30,000k for last
year

View all >

8:45 PM

Hi. Ah, the math... so
that's what Margo told me
about funds... we need
get a copy of bylaws!



<  409 Zia :

about funds... we need to
get a copy of bylaws!

So I'm in berkeley from
8am to about noon on
Thurs. Is your phone
number locked to zelle?

8:50 PM

Yes it should
be. Or my email
keziaisstrong@gmail.com

8:51 PM

Or my name Kezia Villias
Martinis

Enjoy my hometown and
place of birth.

8:52 PM

Thursday, March 14

12:44 PM

Hi. Checking in... you
catch Margo yet?

No haven't heard from her

12:45 PM

11:04 PM

Hi. Did u get a check?

I saw her while walking
dog & she said she wou.



<  409 Zia :

11:05 PM dog & she said she would contact you

Friday, March 15

10:21 AM Gmorning. Did Margo call u yesterday?

Yes she wrote me a check. It's all good.

10:32 AM



11:51 AM

Saturday, March 16

<Subject: NoSubject>

Okay, I'll make 45 basket tags.

MMS
5:49 PM

<Subject: NoSubject>

What time does it start on Tuesday

MMS
5:52 PM

<Subject: NoSubject>

Okay so you want me to make the tags yes / no and



<  409 Zia ▾

Tuesday

5:52 PM

<Subject: NoSubject>

Okay so you want me to
make the tags yes/ no and
there's different templates
I can use.

MMS
10:51 PM

<Subject: NoSubject>

I just sent a new ticket.
Tell me if it works. I can
hand write the numbers
on them. It's easier

MMS
10:59 PM

<Subject: NoSubject>

What time is the meeting
on Tuesday

MMS
11:23 PM

Tuesday, March 19

6:29 PM

Hi. R u busy?

No really

Not

What's up 6:29 PM



<  409 Zia ▾

What's up 6:29 PM

Well... I was wondering
who was upset at meeting
and why??
6:32 PM

The old black guy. He was
mad that Margo asked if
we could help clean up
if we see a mess in the
building
6:33 PM

He was like I worked for
30 years already
6:34 PM

O ... I'm not sure who he
is but ya IDK why Margo
thinks like that...
6:36 PM

Actually she tried that on
me once. Was not good
for Margo.
6:37 PM

Margo is Margo.

I wouldn't fuck with you.
No way
6:37 PM



<  409 Zia :

I wouldn't fuck with you.

No way

6:37 PM

Yup.

She yelled at me after I designed and printed three different tickets on canvas. I had fun using the app and design templates .

Water off a duck.

6:39 PM

But it would have sucked if she bought me during slave times. Oh lord can't even think of that. 😂

6:40 PM

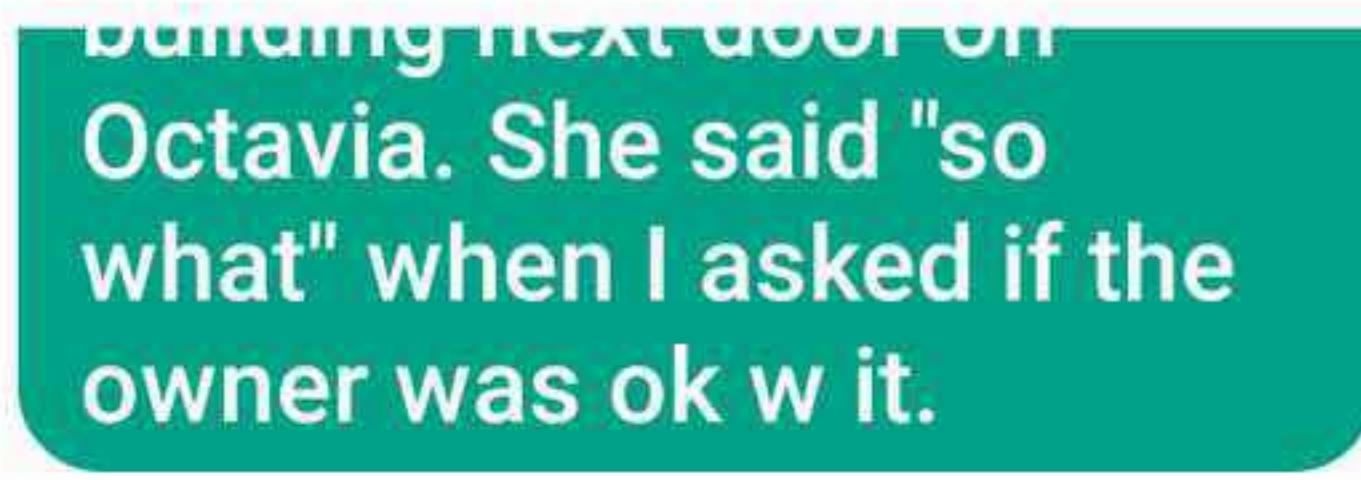
Wow, she kept telling me not to worry.I about it. Well ... water offa duck fer sure. Yes she's so effed up like that. Well it's a lesson too - reel her in.

6:42 PM

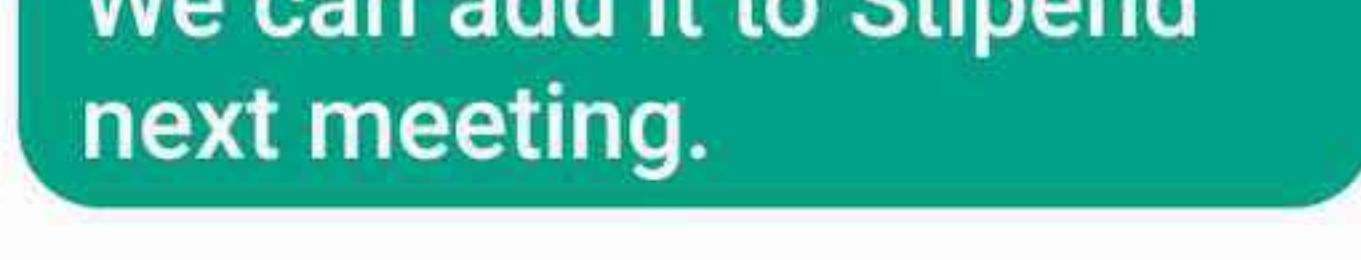
One of her "top priorities" is to get a mural on the side of that tall ast



<  409 Zia :

6:44 PM 
Running next door on
Octavia. She said "so
what" when I asked if the
owner was ok w it.

Oh....make sure you get
a invoice for the flier
printing - even if its on
yours -

7:09 PM 
We can add it to Stipend
next meeting.

Wednesday, March 20

Today is my son's
birthday... <https://youtu.be/Ud3LWdZRqwI?si=TNL4NPc0g4wLtiCk>

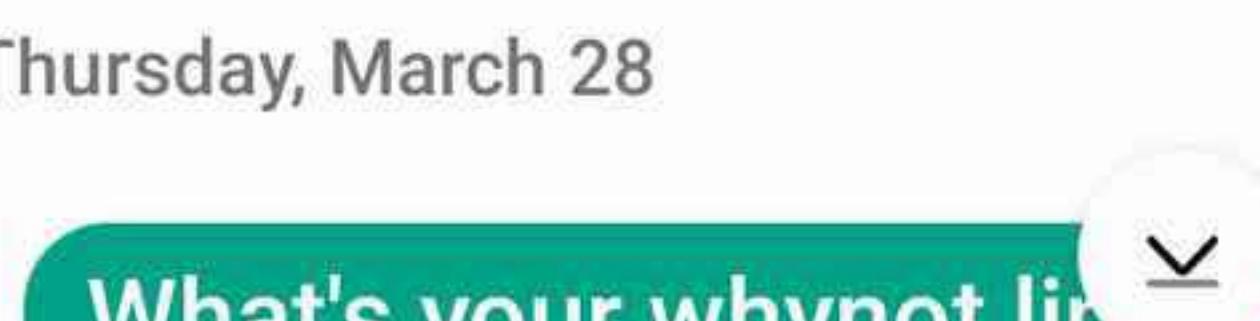
Sunday, March 24

Check out my Depop shop



5:29 PM

Link??

7:08 PM 
What's your whynot li



<  409 Zia ▾ :

7:52 PM **Link??**

Thursday, March 28

7:08 PM **What's your whynot link?**

I'm rescheduling for 8:30
technical difficulties

7:09 PM

Tuesday, April 2

You around I have your
check?

1:48 PM

4:20 PM **Omw back**

Wednesday, April 3

11:27 AM **Hi. I kinda just lost it w
Margo. Can you explain
what a dead name is?
And why it's not good to
use any person's dead
name w/o perm8ssion
especially publicly?**

11:31 AM **In your spare time of
course 😊**

Okay it's like
my friend Doe

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49 50 51 52 53 54 55 56 57 58 59 60 61 62 63 64 65 66 67 68 69 70 71 72 73 74 75 76 77 78 79 80 81 82 83 84 85 86 87 88 89 90 91 92 93 94 95 96 97 98 99 100



<  409 Zia :

11:27 AM

And why it's not good to
use any person's dead
name w/o perm8ssion
especially publicly?

11:31 AM

In your spare time of
course 😊

Okay it's like I never call
my friend Coco, Mark.
Even though I know she
was called that once. I'll
talk to her.

11:44 AM

1:08 PM

Ok. But would you print &
post ???

1:09 PM

I'm much calmer now.
She's a hot mess
sometimes.

Is there anyway you can
go down stairs and see if
my package is on the Mail
station. They said it was
delivered. And they keep
getting taken.

2:16 PM

Yes



<  409 Zia :

univered. And they keep
getting taken.

2:16 PM

2:18 PM Yes.

2:19 PM Will do

2:28 PM

Didn't see anything is it
USPS??

2:33 PM

Well... if it is usps it could
be in parcel box but I can't
check that

Thank you

3:12 PM

It's at the ups store

3:13 PM

Tuesday, April 30

<Subject: NoSubject>

What does cover mean.

MMS

11:15 AM

11:52 AM

?

O I see Margo's message
now. I'm guessing she
wants one of us to be at



11:54 AM

11:54 AM



<  409 Zia :

O I see Margo's message now. I'm guessing she wants one of us to be at the community meeting today.

11:54 AM

I didn't show. 6:56 PM

It's all good. I checked in after. There's some stuff to know. I'll send a text in a bit.

7:08 PM

Friday, May 3

12:50 PM Hey. Busy?

Yeah give me a second 1:15 PM

Oh we already checked in 1:17 PM

I gotta deal with a issue
my sons having 1:18 PM

Wednesday, May 8

Hey I have a package
coming from FedEx I'm





409 Zia

:

Wednesday, May 8

Hey I have a package coming from FedEx I'm not home. If you happen to pass it in the lobby could you pick it up for me.

Thx Zia

3:24 PM

Never mind it's at the ups store

3:42 PM

3:44 PM Cool. I didn't see it!

Thanks I didn't know if they were sending it to the house or to my P O box.

3:45 PM

Nonetheless I have a Question?

3:46 PM

3:47 PM

Sure

How did Margo out you.?

As I'm still in the dark about anything and

▼



A moment is made with me



<  409 Zia :

How did Margo out you.?

As I'm still in the dark
about anything and
everything.

3:48 PM

A secret is safe with me,
just saying!

She called me Kezia all
the time.

3:49 PM

Calls 3:50 PM

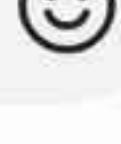
On the monthly bulletin
that she posts for
residents. Scott "Angel" ...
3:50 PM

... I hate the name. My dad
gave it to me and I hate
him and the name.
3:51 PM

She gave your
government name.

Oh hell no. I'm so sorry. 3:51 PM

Yeah I know what you
mean I became Zia 14
years ago. Only my butch



<  409 Zia :

I CAN I KNOW WHAT YOU
mean I became Zia 14
years ago. Only my butch
ass mom and the cops
call me Kezia.

Why would she post that.? 3:52 PM

3:52 PM

When I first met her I told
her the story why I eat
and prefer angel. Wasn't
a prob UNTIL I asked for
just the checks to say
Scott. I never said ok im
done being angel.

Your rightfully pissed 3:52 PM

3:53 PM

Then 3 residents start
hassling me and wanting
to see my ID. Screaming
the Board is corrupt.

3:54 PM

Margo needs to slow her
roll. All I know ... She
changed after being pres
of ccisd.

Yes. But she finally did
take it down 2 days after I



<  409 Zia :

3:54 PM of ccsd.

3:56 PM Yes. But she finally did take it down 2 days after I asked.

3:57 PM So ya I'm sure if roles were reversed it be different but we won't go there.

4:01 PM You should ask her why. She told me some B's about how she thought I said it was ok to do it. Nah B, she just can't say "I was wrong, sorry"

Sunday, May 12

9:33 AM Happy MOMMY!! Day

Wednesday, May 15

10:27 AM Hey. R u busy?

Friday, May 17

Hey. Hope u had fun! So,





409 Zia

:

Hey. Hope u had fun! Sorry for bringing the bad juju... timing was like crazy bad.

But we should chat, the 25th is gunna be hard for Margo.

I'm still gunna vote neutral or present ... even tho tonite was another bad MM exchange.

9:29 PM

I'm not trying to "do" anything other than keep my nose clean.

[Such a extra special meaning tonite]

9:31 PM

It's not that serious, and nobody really gives a fuck. I don't.

9:42 PM

We met Dean Preston and Aaron Perkins. But I five minutes late on walking the carpet and winning it all.

9:43 PM



We used no T



<  409 Zia :

We met Dean Preston and Aaron Perkins. But I five minutes late on walking the carpet and winning it all.

9:43 PM

We used no TA funds as they let us in for free. As per the fit.

9:44 PM

Five minutes, yall bitchin made me lose the crown.

9:45 PM

!!!! Yyyyaaaaa. !!!!

9:52 PM Cool.

Cool that I lost the crown?
Whaaa

You said you were gonna show.

10:00 PM

10:01 PM Still going??

Besides Children are dying in Gaza

10:01 PM



<  409 Zia :

Besides Children are dying
in Gaza

10:01 PM

10:01 PM Right

10:02 PM No cool musta been a
mistake... I was yelling

Btw it's been over for
hours

10:03 PM

10:05 PM Ooo

Sunday, May 19

<Subject: Fwd: I can't take
it anymore. >

Tonight is the first time
you've said come talk to
me. I've been sailing all
day and busy w finals.
You keep confusing roles.

Ccsd is a optional
service .We can keep hud
money without ccsd. I
study hud rules. They've
changed..

The flyers have a name



Check out our new site



<  409 Zia > :

changed..
The flyers have a name
of independent party. We
checked out of ccsd bc

MMS

View all >

You're still confused.
We are disaffiliated with
Ccsd and have been since
2016.

I feel You are guilty of
what you're accusing me
off

You can have discussion
s w people n still be cool.
I'm glad you made up w
Michelle. Now makeup
w me bc if you want to
fight you'll be doing it one
sided. I don't h

9:28 PM

View all >

And that's all I'll send. I'm
gunna print the whole
thing and then I'll share w
u n Michelle.



Now she's saying 3 board



<  409 Zia :

thing and then I'll share w
u n Michelle.

Now she's saying 3 board
members agreed to do
this.

It's like she's trying to get
me to charge upstairs and
confront her.

9:30 PM

O my. It's not this serious.

"Why can't we all just get
along" Rodney King

10:31 PM

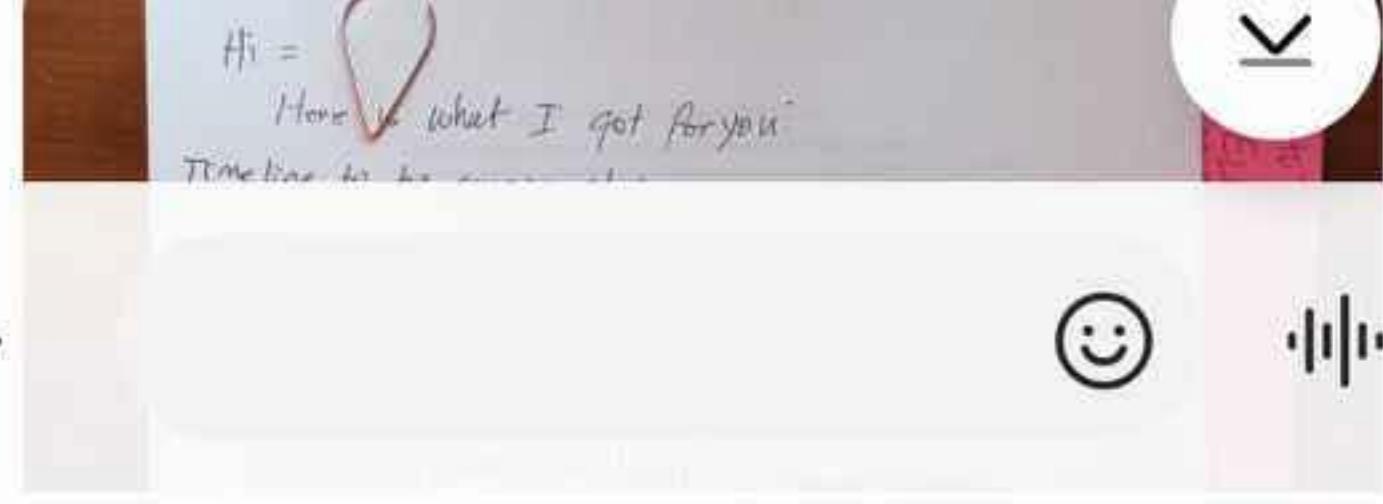
10:43 PM Ezzzactly

Now she's telling me
the previous board
already exited.??? I'm not
responding anymore. It's
exhausting.

10:44 PM

Tuesday, May 21

2:30 PM Hi. R u free??





409 Zia

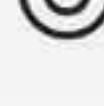
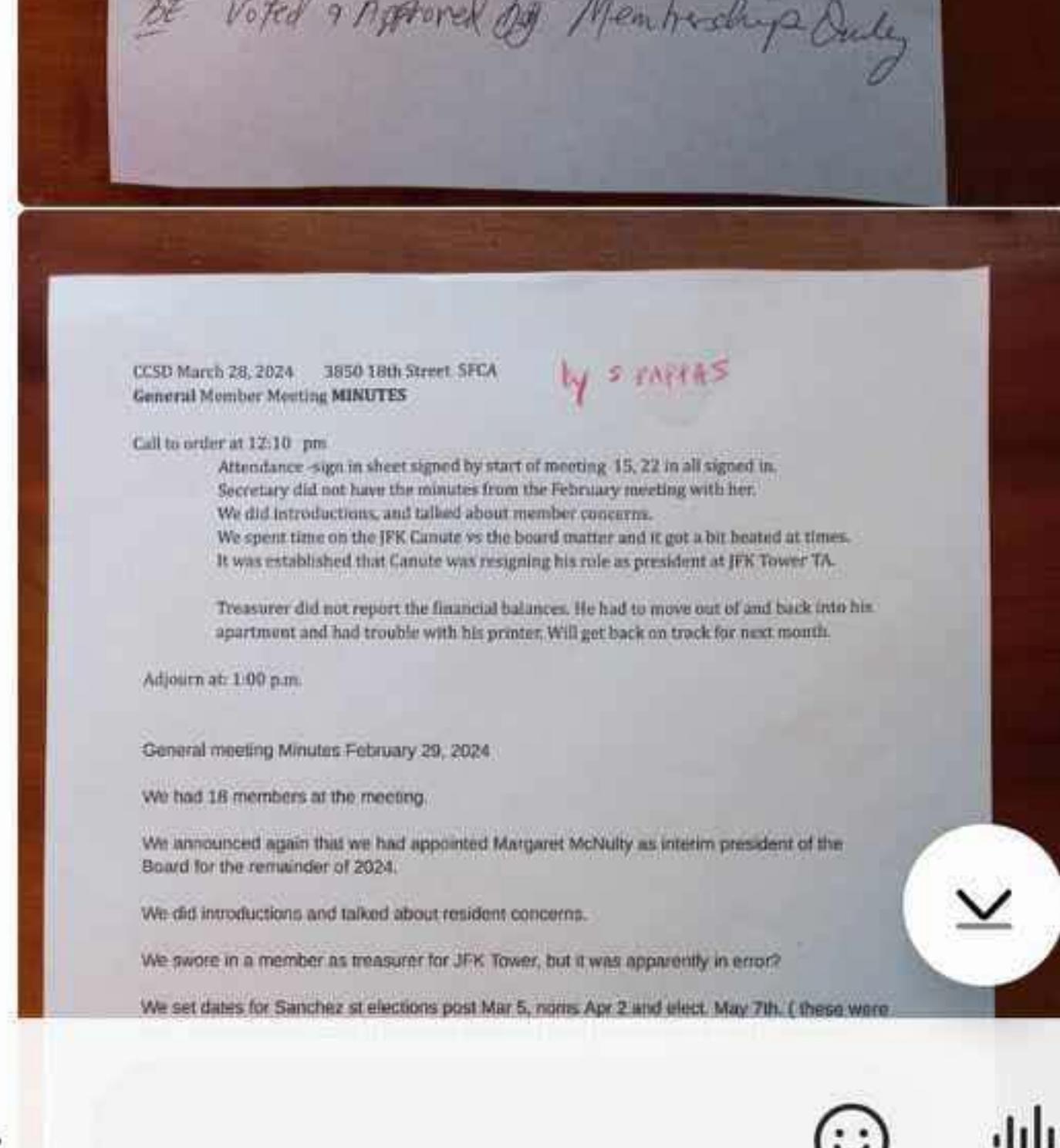
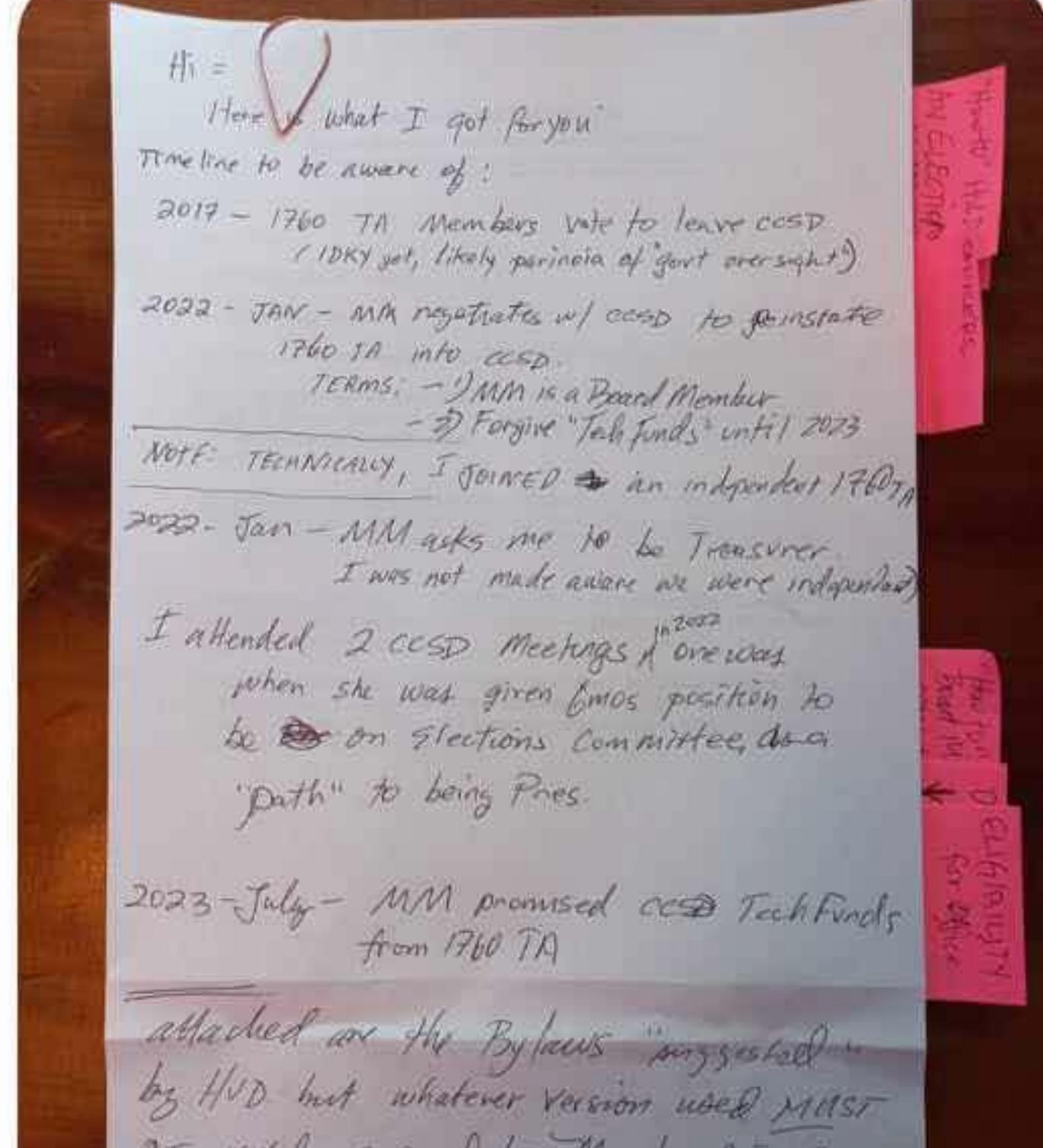


10:44 PM

responding anymore. it's
exhausting.

Tuesday, May 21

2:30 PM Hi. R u free??





409 Zia



Treasurer did not report the financial balances. He had to move out of and back into his apartment and had trouble with his printer. Will get back on track for next month.

Adjourn at: 1:00 p.m.

General meeting Minutes February 29, 2024

We had 18 members at the meeting.

We announced again that we had appointed Margaret McNulty as interim president of the Board for the remainder of 2024.

We did introductions and talked about resident concerns.

We swore in a member as treasurer for JFK Tower, but it was apparently in error?

We set dates for Sanchez st elections post Mar 5, noms Apr 2 and elect May 7th. (these were later canceled due to health of president elizabeth Leesa Guerra and we need to reschedule)

Financial report:

January month end: \$7,167.85 in checking and \$1,849.71 in savings account. But has more deposits and reports that balance is around 10K in February.

angel FYI

*NOTE: We were in shock, I suppose -
But - The BOARD FAILED TO
INFORM THE MEMBERS THAT WE
HAD VOTED TO SUSPEND + RECALL
MARGARET AT OUR April Meeting.
BIG MISTAKE*

*This was read aloud at 3/28/24 wtg Stephen by no
BOARD*

March 26, 2024
Re: Margaret McNulty, Appointed January 25, 2024, for remainder of the year

As our interim president, Margaret has acted independently of the Board, without any prior discussion or approval.

Despite our objections to this behavior at the February Board meeting, it has been brought to our attention that Margaret has held additional meetings and discussions at affiliate buildings which the Board had no prior knowledge of nor the opportunity to attend.

Margaret has slandered this Board as "dysfunctional" and disorganized to both SFHA and Affiliate members and residents, as she has collected signatures to promote her "paid oversight committee" based on defaming us.

This malicious and deceitful behavior, and the conflict of interest it creates, demonstrate that Margaret does not have the best interests of CCSD, or its membership in her mind.

If Margaret does not volunteer to resign today, seeing no other option,

I MOVE for the immediate, temporary suspension of Margaret McNulty from CCSD membership, and that we hold the official Vote to recall Margaret from the role of board president at our April 25th Board Meeting, as allowed by CCSD bylaws*, and to vote on the length of her suspension or expulsion.

Seconded by Reggie Darby Vote 8 yes + Margaret 0 no

* 7.8 The Board may remove a director or officer by a ½ majority, which shall be taken by secret ballot.

8.9 The following motions require advance notice at a previously held meeting to be considered:

a. motions to recall or remove an officer or director;

c. motions to expel a member."

*present: Margaret Lek
+ Martin Stephen, Reggie Darby, Bill Mitchell, Francis P. Kelly
WITNESS: Helen Hale*

Here's why MM is being removed as pres of ccsd.

Tomorrow some CCSD



< Me

7:42 PM, May 21

(No subject)

Here's why MM is being removed as pres of ccsd.

Tomorrow some CCSD board members are going to deliver a letter for tenants regarding election.

MM can do them but they are meaningless.

Prior board left ccsd in 2017. MM rejoined CCSD in 2022 before you or I joined.

We are part of CCSD cuz MM brought TA back into that organization.



Copy text



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More



<  409 Zia :

present: Margaret Hale
+ Martha Shipp, Reggie Sanders, Linda Bell, Michael Franklin, Kelly
Ward, Helen Hale

Here's why MM is being removed as pres of ccasd.

Tomorrow some CCSD board members are going to deliver a letter for tenants regarding election.

MM can do them but they are meaningless.

Prior board left ccasd in 2017. MM rejoined CCSD in 2022 before you or I joined.

We are part of CCSD cuz MM broug

MMS
7:42 PM

View all >



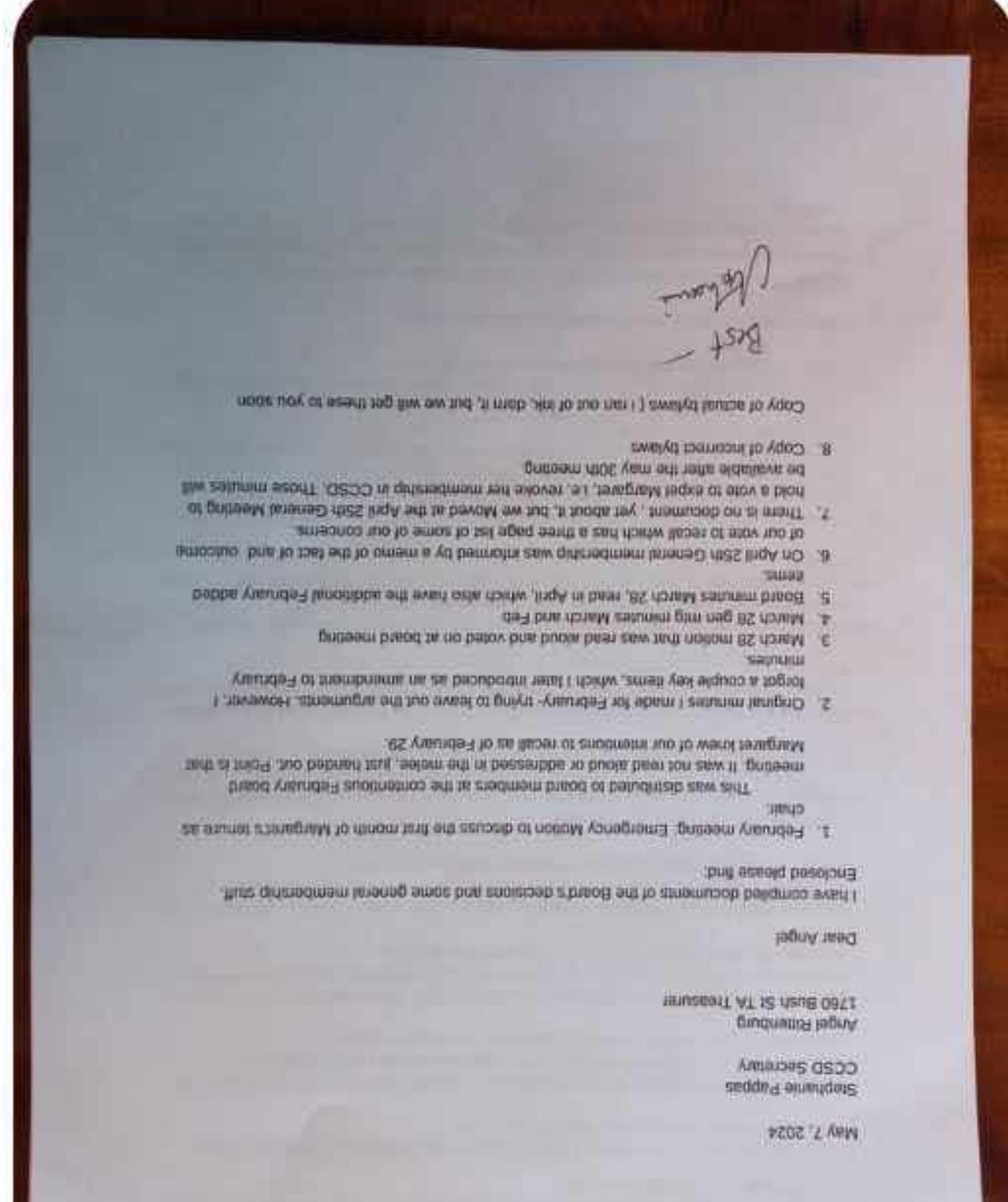
<  409 Zia ▾ :

**2017. MM rejoined CCSD
in 2022 before you or I
joined.**

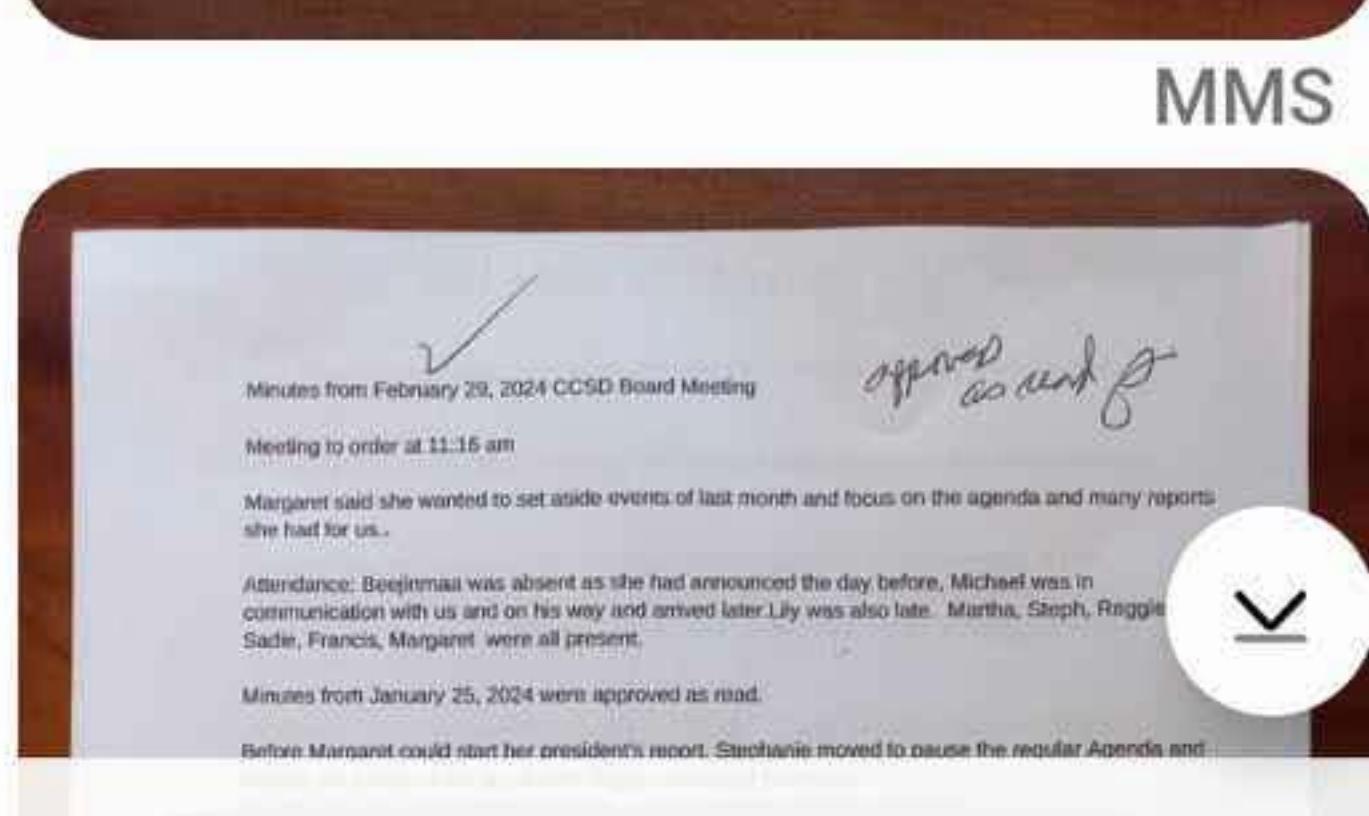
We are part of CCSD cuz
MM broug

MMS
7:42 PM

View all >



MMS





409 Zia



she had for us..

Attendance: Beejinmaa was absent as she had announced the day before, Michael was in communication with us and on his way and arrived later. Lily was also late. Martha, Steph, Reggie, Sadie, Francis, Margaret were all present.

Minutes from January 25, 2024 were approved as read.

Before Margaret could start her president's report, Stephanie moved to pause the regular Agenda and discuss the events of the last month. Reggie seconded the Motion.

No vote was able to be taken due to the ensuing confrontation and defection.

NOTE: No Business was conducted beyond going into private session and Margaret Agreeing to Our unanimous request to reschedule the Saturday March 9th 2699 California Street nominations (and April election) meeting.

We moved, seconded and voted to go into Private Session as Margaret had brought a resident to observe who was not a CCSD member and we wanted to discuss her actions, so felt it should be kept amongst ourselves.

Treasurer arrived late but, reported that:

At the end of January we had \$7,167.85 in our checking account, and \$1,849.73 in Savings.

Total \$9,017.58

*We did not discuss the January Commissioners' meeting, although Margaret and Francis and other Affiliate's officers did go to the meeting and speak during the allotted time.

We adjourned very close to 12:00 pm (actual time not recorded)

THESE WERE
AMENDED
APRIL 25th

THIS HANDED OUT
TO BOARD, BUT
NOT
DISCUSSED

CCSD Emergency Motion to discuss the first month of Margaret's tenure as Chair. February 29, 2024 BY: Stephanie Pappas, secretary

PART I

I move that we pause our regular business agenda in order to address our concerns about activities of the past month since we appointed Margaret as our president for the remainder of 2024.

PART II

She has tried to conduct business by text to just half the Board, despite objections; denied the word of her fellow board members; gone alone to outside agencies without Board Consent; Scheduled weekend meetings despite committee objections; spread false information to new affiliate board members ("approved expenses" list and 1760 Bush bylaws); refused to speak to her secretary; and generally treated her fellow board members with disrespect, calling our concerns "nonsense."

The Bylaws state we can just announce the Motion one month and vote the next month. We need 1/2 of board to agree, or six/s people. That's eminently doable. We could even start the process today and stop it if she begins to act like a tyrannical and not a solo CEO.

CONCERN ABOUT THE ACTIONS AND ATTITUDE OF OUR NEWLY APPOINTED PRESIDENT

Margaret McNulty. The following actions show a complete disregard for other Members of this Board of Directors. The president DOES NOT HAVE ANY MORE POWER THAN ANY OTHER BOARD MEMBER. It's easy, the way we work is: Majority Rules!

1. Training materials: Margaret gave out erroneous information to two new boards. She used an unusual "approved expenses" list

2. And she gave out copies of the 1760 Bush Street bylaws which contain illegal provisions! For example: only 4 days notice of meetings, only 10% quorum and my favorite: A "majority of the board can change the Bylaws"!

Further, she told the California Street president that her quorum is not seven, like she insisted on Nov 29, but rather only four!. Margo has illegal bylaws and she spreads the false information to others.

3. Feb 4th began a series of TEXT messages to half of the board. - She asked to take care of business items by text! To Half the Board!!

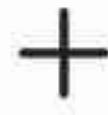
4. I must apologize for engaging with her texts in the way that that I did. Under Roberts Rules "silence is consent." I HAD to object. I am so sorry that I disrupted your time. I will do better going forward. And the TEXT MESSAGE to the BOARD must STOP.

THIS WAS DISCUSSED BUT NOT DISCUSSED

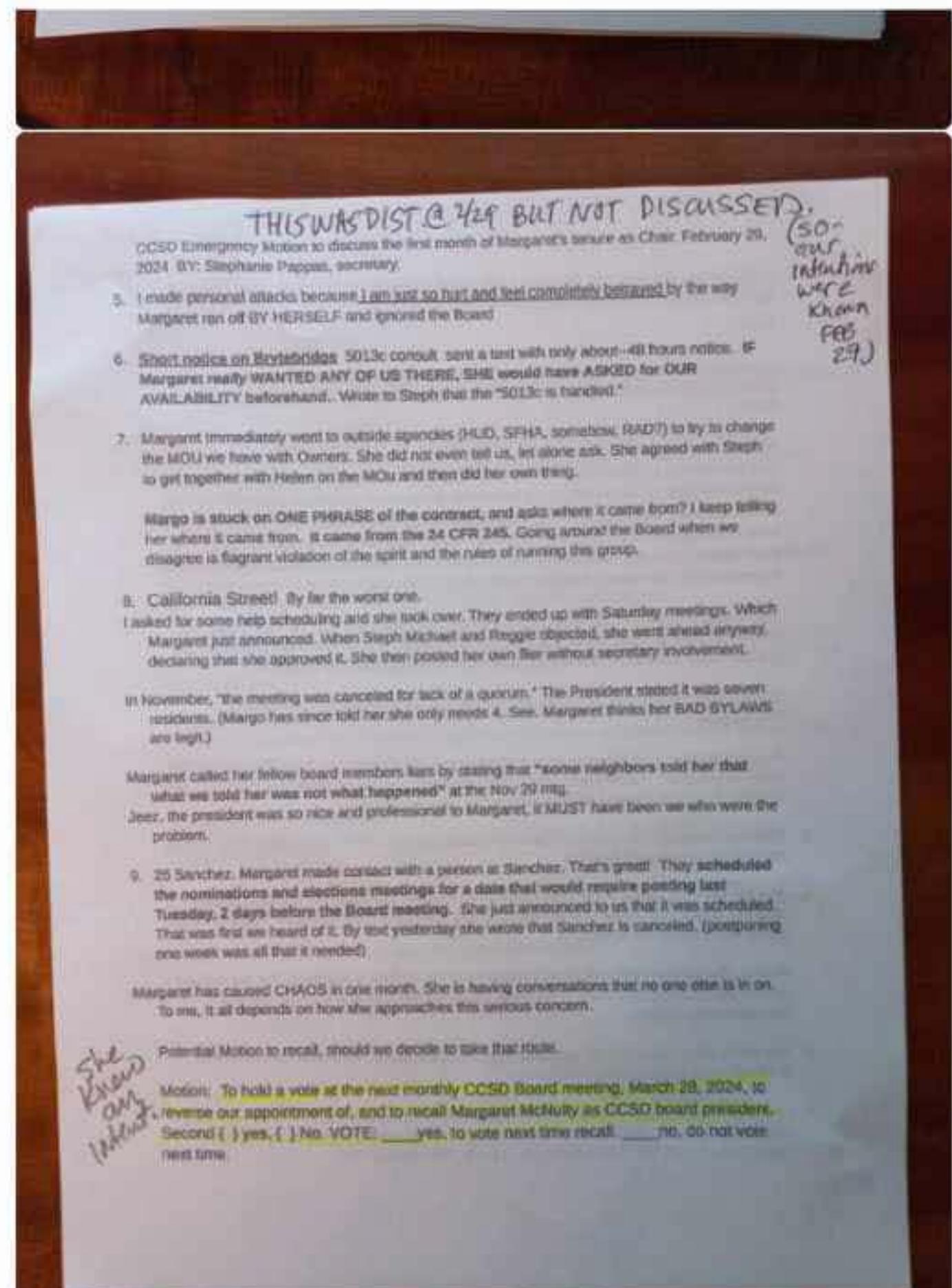
CCSD Emergency Motion to discuss the first month of Margaret's tenure as Chair. February 29, 2024 BY: Stephanie Pappas, secretary

5. I made personal attacks because I am just so hurt and felt completely betrayed by the way Margaret ran off BY HERSELF and ignored the Board

6. Short notice on Bravetbridge: 5013c consult, sent a text with only about -48 hours notice. IF MARGARET HADN'T WANTED ANY OF US THERE, SHE would have ASKED for OUR



<  409 Zia :



MMS 1:50 PM

Thursday, May 23

Hey. Checking w u. U ok??? I hope Margo understands i am was sincere that I ain't trying to kick her out or alienate her. I am ❤️⭐️❤️⭐️❤️⭐️⭐️⭐️ I wanna help us all do good for Tenants

4:55 PM



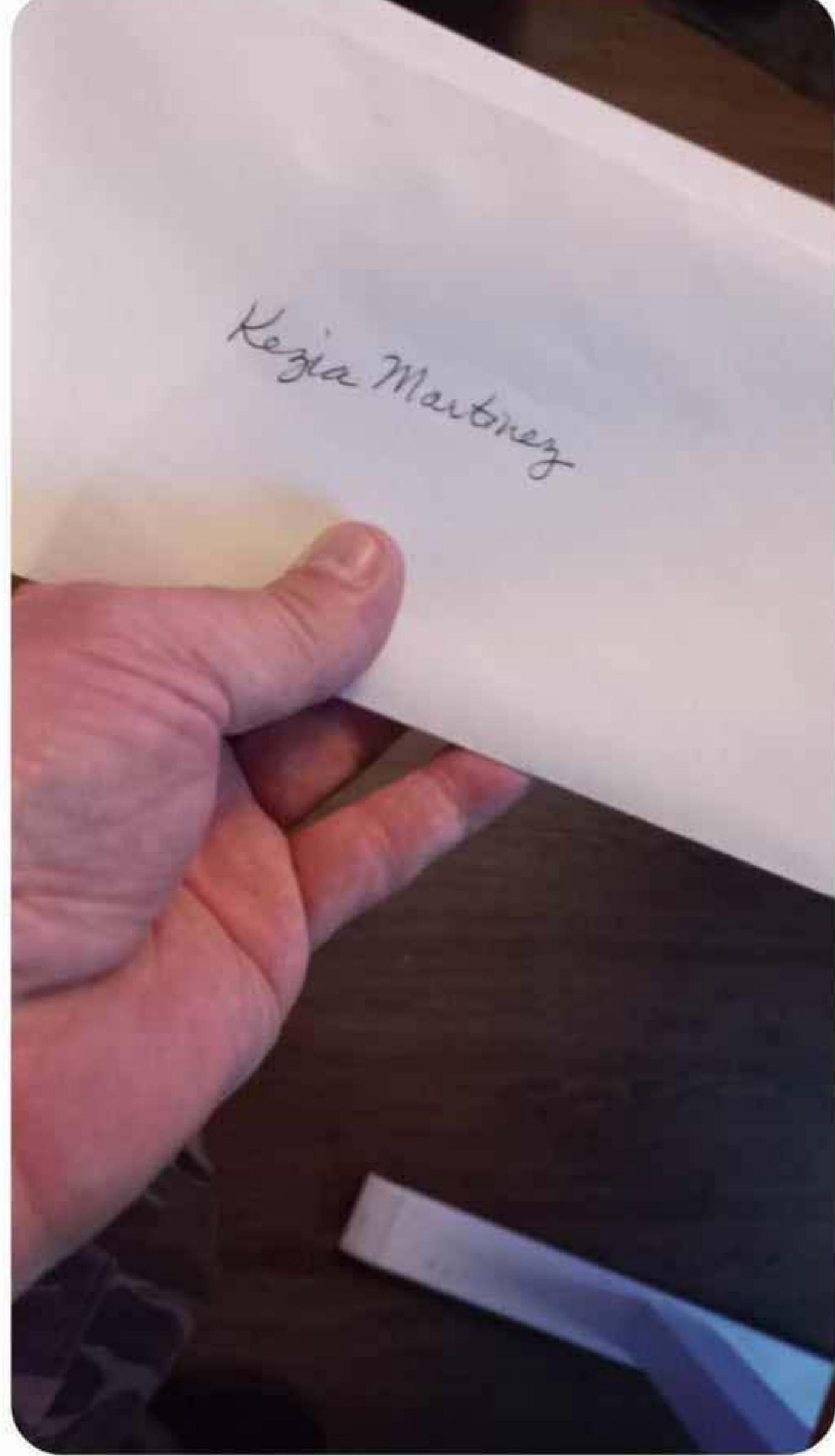


409 Zia



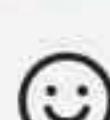
to kick her out or alienate
her. I am 💕💕💕💕💕
💕💕💕💕 I wanna help
us all do good for Tenants

4:55 PM



MMS 8:15 PM

Ccsd dropped a letter fo
board. It's a formality beca



< Me

8:19 PM, May 23

Ccsd dropped a letter for board. It's a formality bcuz - well turns out bylaws Margo gave us Sec 3.1 we are in CCSD so this is just them saying if u want us to help we can. And it's some info related to exiting ccsd ... it's clarifying that Tenants need to be involved in "next steps" but does not demand ccsd proctor.



Copy text



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More



<  409 Zia :



MMS 8:15 PM

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8:19 PM

[View all >](#)

8:20 PM [So I have one for all](#)

I'll pick it up in 3 min

8:23 PM



<  409 Zia ▾ :



MMS 8:24 PM

So we are part of CCSD is
what you're saying.

8:26 PM

At your door 8:28 PM

8:35 PM Brb

8:42 PM H ↵

  +

|||

□

<

✖



409 Zia



8:35 PM

Brb

8:42 PM

Here

Friday, May 24

12:51 PM

This is my letter.

May 23, 24

Angel,

I Really need an answer to "Why You Are So Obsessed w/ CCSD?"

All you need to know is they were never worth the money. They did Nothing worth \$1,000 a year.

On top of it, we were charged for elections and nominations \$100 each as well-as far back as Beverly Saba. They were supposed to be included. Together, my Board did more of the things CCSD was mandated to do. They just aren't worth it!

That is why we left. We announced our dissatisfaction to our members all along the way. We pre-announced the vote and the general membership voted UNANIMOUSLY to disaffiliate. If you want to visit joining when your term comes up-go ahead, waste your money.

The fact that 28 days are between events rather than 30 is not good enough to derail the proceedings. We don't need '5 days to prepare flyers'. We have a template and only the names have to be filled in to be ready to post. Again, we out max ccsd.

OUR BYLAWS call for an 'INDEPENDENT PARTY'. Read the copy you have.

The time before last, we had a lawyer from mediation cover. No one objected.

Ccsd was too busy infighting. Which brings me to the next fact on record: I had no deal with Dennis Katonis, when I became Secretary. He (THEY) voted for ME to be let back in. I wasn't authorized to speak for everyone.

You see, we left for good reasons. CCSD realized our arguments had validity. For example: a Year ++ of Mary and Dennis? Dennis was in over his head and it showed. NOT ONE BUILDING WOULD COME TO THE GENERAL MEMBERSHIP MEETINGS.

Buildings (LIKE Rosa Parks) actually THANKED ME FOR STARTING RCA BECAUSE THEIR V.P. attended and left with personal insults. She feared retaliation so she's in the background, not participating AGAIN.

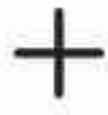
The truth is The CCSD Secretary, who was never chastised by the way, for her refusal to participate in conflict/ resolution of any kind with me. IS THAT

PROFESSIONAL? What was she so afraid would be revealed? Someone else's side?

They let her pad the minutes After the facts and look what I was accused of: Writing to HUD and RAD? OMG That was to benefit CCSD. I told Stephanie I would get her examples of the change in utility obligation, so I was RESEARCHING TO REPORT. OH BIG DEMERIT.

I KNEW it was bad but was Totally Convinced when there were crickets when after an hour of yelling back and forth, I asked to present my Bright Bridge report; proving THEY WOULD RATHER FIGHT THAN HEAR SOLUTIONS TO THEIR PROBLEMS. That did it for me. I was hoping to make a difference. They've had years of ingrained behavior. I couldn't fix it but was willing. I would've talked them up at our meetings and seen it through. They just earned it.

I was accused of 'Interfering in another building's nominations/elections' when I only worked filling out forms. I was doing my job.





409 Zia



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I was accused of 'interfering in another building's nominations/elections' when I only worked filling candy favors! Stephanie said, "OOPS" and that was that. My BETRAYAL? Was sharing a contract with others that I never even saw. Again, "OOPSIE, MY BAD." She said. And all was forgiven. Who does that? And fires me for it? Talk to the last resigning President! He only lasted a few months, too. IT'S NOT JUST ME!

Now ccasd is being taken to court because they have forced my hand. They are liable for slander with that invented padding of the facts they've mailed out. Talk about doxing...?

WE DO NOT HAVE TO BE UNDER CCSD we only have to comport ourselves in like manner.

In my workings of RCA with SFHA and their annual plan, I have been informed there is plenty of work to go around. Why aren't they happy to have another arm? Talk about power trips! Like only they know the rules!

Even their heading is a lie: There's more RAD buildings in the City than their measley lot. They deceptively act like all RADS are there's. LOOK UP RESIDENT ADVISORY BOARDS. THERE'S MORE FISH IN THE SEA. GOOD RIDDANCE.

IF THEY WEREN'T DOING ANYTHING WRONG, why would they mind oversight? Think about it: I was asking for oversight over myself along with the group. Their lashing out mailing slanderous remarks, telling the people I'm helping

'I am a psychopath' is not normal reactions. I blessed them and walked away. My work will speak for itself. Come see my copybook. People have asked for advice from me from as far as Santa Clara! I choose civility and agreeing to disagree. They are so insecure they are obsessed with trying to interfere with everything I do!

Please, 2 days difference? Besides OUR BYLAWS CALL FOR 15 DAYS! The point is so people SEE THE NOTICES, proving with this, they have been seen. THAT's what matters.

I did have a conversation with Michael Zornes. He knew I had to bring our membership on board, so I could never have made a deal by just speaking for everybody. JUST LIKE YOU LECTURE ME I MUST DO. I COULDNT DECIDE FOR EVERYONE! YOU HAVE THE WRONG OPINION.

It's like I can't win with you. Damned if I do, damned if I don't. I don't need presents, just your common sense. I appreciated the gesture. I can't keep it.

This letter from CCSD quotes ccasd bylaws NOT OUR OWN. READ THEM.

Leesa Barnhart has a team of experienced helpers. CCSD is not the only game in town and they've ruined their chances with us. Maybe if they treated me with a modicum of respect? Which is what I was waiting for as I continually asked for a sit down with any mediator of her choosing.

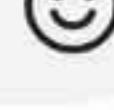
I really believed calmer heads would prevail. Boy was I wrong. They just railroaded me out of their little click and the proof is in the pudding. Stopping everything due to 2 days difference with the holiday in between is not rational or IN REALITY justified. 15 DAYS.

I don't think I've ever doxed in my life. Everything they are sharing is out of context and they're running scared or they wouldn't have to bad mouth me in their process.

The President of any organization is the governing body. They should look it up.

They are operating illegally for 6 years! Google it. What more do you have to see? Frankly, I'm surprised. Please answer: Just What is your Obsession with them?

YOU KNOW, If anybody treated YOU like that, they'd have to get through me to get in the door. We just have different values I guess. Love, Margaret McN



<  409 Zia ^ :

YOU KNOW, If anybody treated YOU like that, they'd have to get through me to get in the door. We just have different values I guess. Love, Margaret McNulty

MMS 4:30 PM

I got this as well.

What type of food does
Fred eat?

4:37 PM

4:51 PM

He's super picky. I'll try
everything

Saturday, May 25

Hi... before I print &
deliver here's a draft of my
reply to MM note

Please read before
nomination meeting today.

Federal law requires
minimum 30 days
notice. Doesn't matter
what bylaws say, fed law
overrules any law that
conflicts

<https://docs.google.com/document/d/1gVb9.JE>





409 Zia



<https://docs.google.com/document/d/1qVb9JEynAN9hjk82doAhLfHj-tyhwD03/edit?usp=drivesdk&oid=107965214432107873590&rtpof=true&sd=true>

[View all](#)

9:29 AM



Sunday, May 26

I saw your letter and if it all rings true then dang. I thought all this was settled at the emergency meeting?

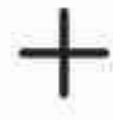
4:41 PM

text messages are considered private and confidential, and that their disclosure to third parties without your consent is not permissible.

4:55 PM

So sharing the text messages wasn't cool. I had to say it.

4:56 PM



<  409 Zia :

Chaos erupted when i
shared the letter from
Helen Hale from London
Breeds office contradicts
Margo's version of 1760
TA inclusion w CCSD.

That or Payrice/Pancake
yelling at Margo for
spending tenant finds on
cab

[View all >](#)

12:31 PM

Many tenants were
paissed.

12:39 PM

When I'm nit staging cues
or arm wrestling with
Margo, I do fun stuff.

Here's my final for
scriptwriting

https://drive.google.com/drive/mobile/folders/19t_NG-jZ4q3ljoMtku0trSbgawZ52TBu?usp=drive_link

12:59 PM



<  409 Zia :

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scriptwriting

https://drive.google.com/drive/mobile/folders/19t_NG-jZ4q3IjoMtku0trSbgawZ52TBu?usp=drive_link

12:59 PM

Sunday, June 2

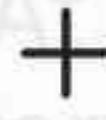
Hi. I've a funeral tomorrow
so I can't make board
meeting. I'll walk up to tell
Michelle to make sure she
gets message and one of
you plz let Margo know
thx. She said she blocked
me.

3:37 PM

Okay 3:47 PM

Saturday, June 22

I ask if you're going to
include my name in your
character assault against



<  409 Zia > :

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so I can't make board
meeting. I'll walk up to tell
Michelle to make sure she
gets message and one of
you plz let Margo know
thx. She said she blocked
me.

3:37 PM

Okay 3:47 PM

Saturday, June 22

I ask if you're going to include my name in your character assault against Margo. At least tell the entire story. Yes we were 10 minutes late to the meeting not 20. Yet you failed to include we waited to call a cab because you said you were on your way to pick us up.
Only after waiting 15 minutes d

View all >

11:24 PM

Sunday, June 23



Sorry to come across that



< 409 Zia

11:24 PM, Jun 22

I ask if you're going to include my name in your character assault against Margo. At least tell the entire story. Yes we were 10 minutes late to the meeting not 20. Yet you failed to include we waited to call a cab because you said you were on your way to pick us up.

Only after waiting 15 minutes did you tell us there was too much traffic and you were heading to the meeting and would not pick us up.

I wonder what other information you conveniently forgot to include in other things you've spoken or written about. Unlike Margo I will not tolerate being bullied or veiled threats directed towards me or my character.

If you feel the need share, share the whole story and not omit parts, to make yourself look good.

I expected more from you. It would be wiser next time to keep my name out of what ever war attempting to wage.

Your behavior is starting to look childish. It's time to grow up.

This conversation and all others between us are confidential and not intended for any third party's viewings.



Copy text



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<  409 Zia > :

meeting not 20. Yet you failed to include we waited to call a cab because you said you were on your way to pick us up.

Only after waiting 15 minutes d

View all

>

11:24 PM

Sunday, June 23

Im not dragging you. Im sorry it came across that way, im not trying to drag you into anything.

I toed to catch u b4 sending but wasn't getting any response from any texts ... I figured u r busy ... I showed Michelle the letter before it went out and even she said o ya Margo is always late.

Most p

MMS
12:36 AM

View all

>



< Me

12:36 AM, Jun 23

(No subject)

I'm not dragging you. I'm sorry it came across that way, I'm not trying to drag you into anything.

I tried to catch u b4 sending but wasn't getting any response from any texts ... I figured u r busy ... I showed Michelle the letter before it went out and even she said o ya Margo is always late.

Most people ask me if you n Margo are a team and I answer them by saying they need to ask you. Besides, everyone knows & expects Margo to be late. It's become her "thing", and I'm not the one that started that.

Well ... i was waiting out front for 30 mins in the white zone. Listened to some Zepplin. No one all week asked, called, text, or emailed for a ride. The flier was up for about 5 days. I still waited to see if anyone was going to go. After I left, I did try and double back to get you but I was at Fell St by then. If I knew in advance you n Margo wanted a ride I woulda waited.

I'm not dragging anyone.



Copy text



Share



More



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I'm not dragging anyone.

I do my best to get facts, so my Apologies for getting the timing wrong on your arrival.

And I shared the printout of our text msgs Margo has w Michelle only cuz she said she doesn't do texting.

Margo's phone is paid for by the TA with TA funds. She's elected by Tenants. We were texting about TA business and funds. There's no expectation of privacy under those conditions anyway, and I haven't shared the text or doc publicly.



Copy text



Share



More



< Me

12:36 AM, Jun 23

(No subject)

were texting about IA business and funds. There's no expectation of privacy under those conditions anyway, and I haven't shared the text or doc publicly.

I invite you to read the texts again that started all this. Please, point out to me where I am the one who is at fault and acting like a child.

Even you Z said Margo surprised you by posting the nom meeting w/o boards knowledge

And you know that nominations meeting was messed up from the start or you woulda attended - even late. Margo is not as popular as she likes to think. People are tired of her autocracy and they tell me

-

im 62 and thought I was acting more like an idealistic sexegarian trying to navigate my last few trips around the sun.

I promise I am not trying to hurt you - or Margo. I'm seeking transparency and accountability.



Copy text

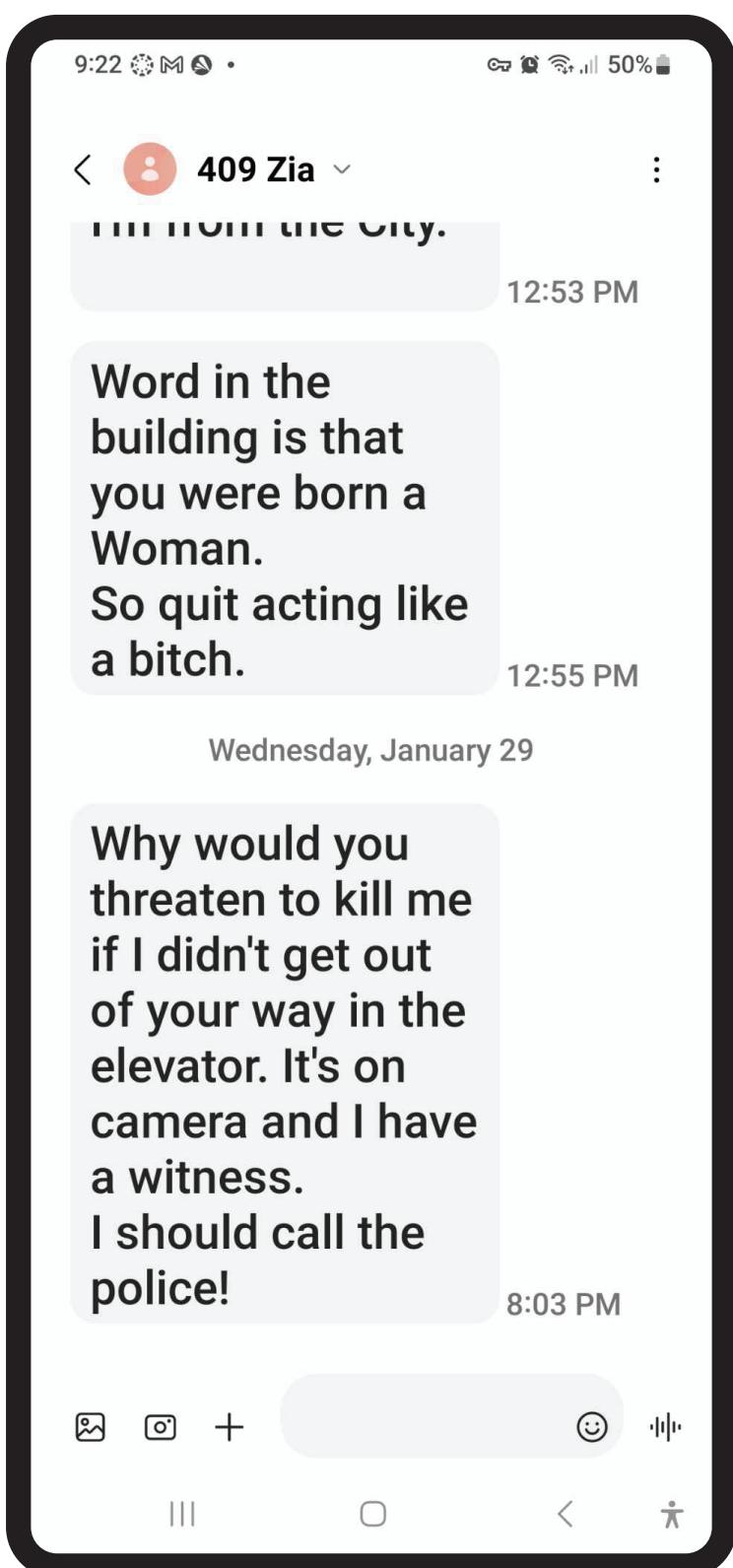


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On Wednesday January 29, 2025 at approximately 7:58 pm, I entered the 1760 Bush lobby.

I entered the building with a small package to bring upstairs. I picked up my mail and entered the elevator.

I was tired from a long day and had mail in one hand, and the package tucked under my right arm. I entered the East elevator and went to the 4th floor.

When the door opened at the 4th floor, Kezia (Zia) Villias-Martinis from 409, her roommate Bruce, and their three dogs along with a wagon of laundry where waiting right at the elevator entrance.

Villias-Martinis said to me in a loud voice: "I am trying to get on the elevator."

I replied, ~~"OK."~~ I need to get off the elevator".

Villias-Martinis stepped aside and I was able to walk past her and her roommate, the dogs, and the wagon.

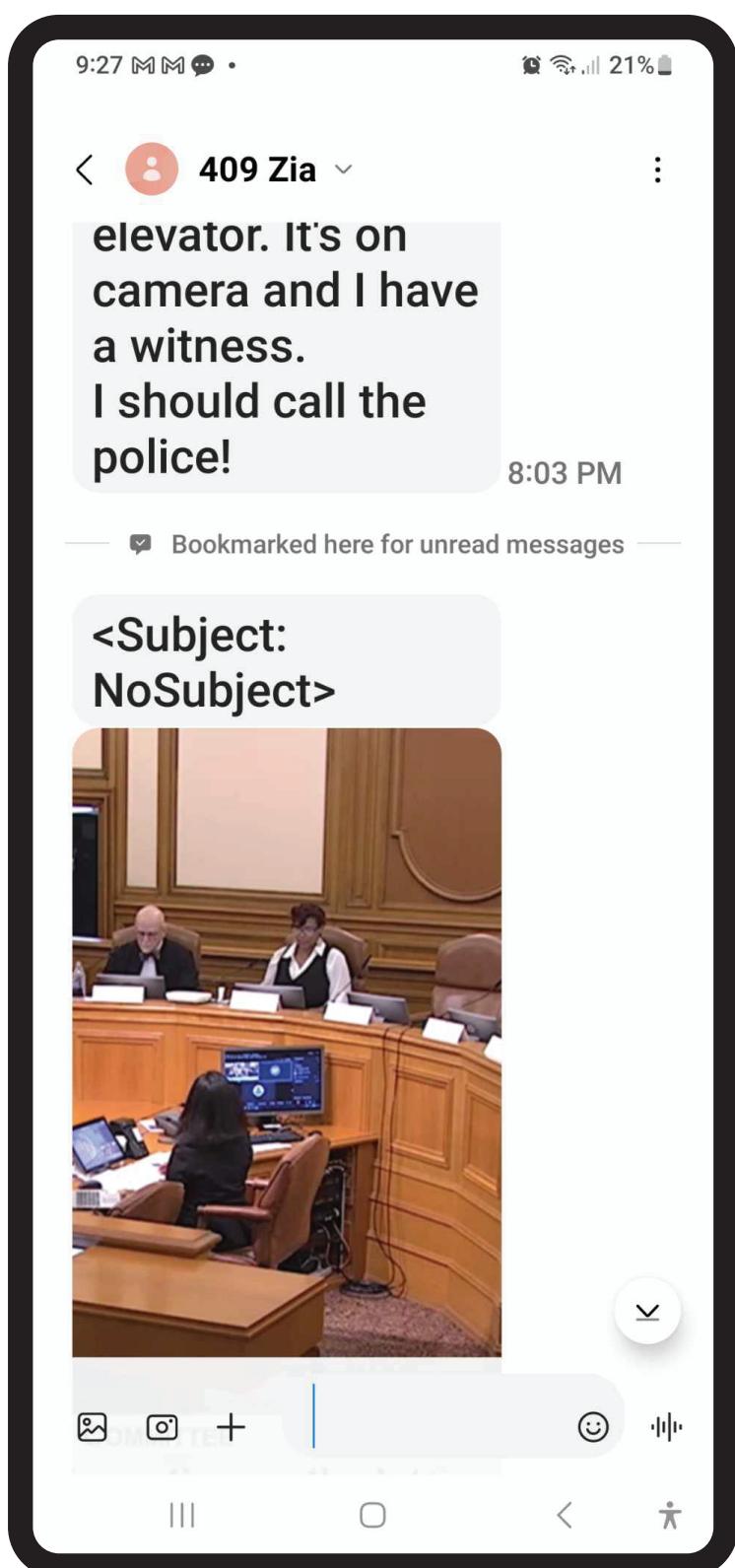
Within three minutes after I entered my apartment, Villias-Martinis sent me a text claiming I threatened to kill her.

I never did, and I became concerned about Villias-Martinis might actually do that, so I called the police non-emergency number and told them I was being harassed and my neighbor made a false accusation that I made a threat. The police came, interviewed both me and Villias-Martinis and determined that I was no actual threat however they did encourage me to file a restraining order.

They left and suggested that I notify management. At the time, I felt that reporting this would only fuel whatever issues Villias-Martinis has. I did alert management verbally.

The following texts came about an hour after the police left. I was advised to file a restraining order.

I do not feel safe on my floor any longer. Even though I am friends with everyone else on the 4th, I do not like to leave my apartment because of Villias-Martinis' antics.



About an hour after the police came, Villias-Martinis texted me again.

I appeared before the Housing Authority Commission's montly meeting to hightlight for the Board that McNulty had provided an incorrect record of her volunteer service at CCSD and the 1760 Bush Tenant Association.

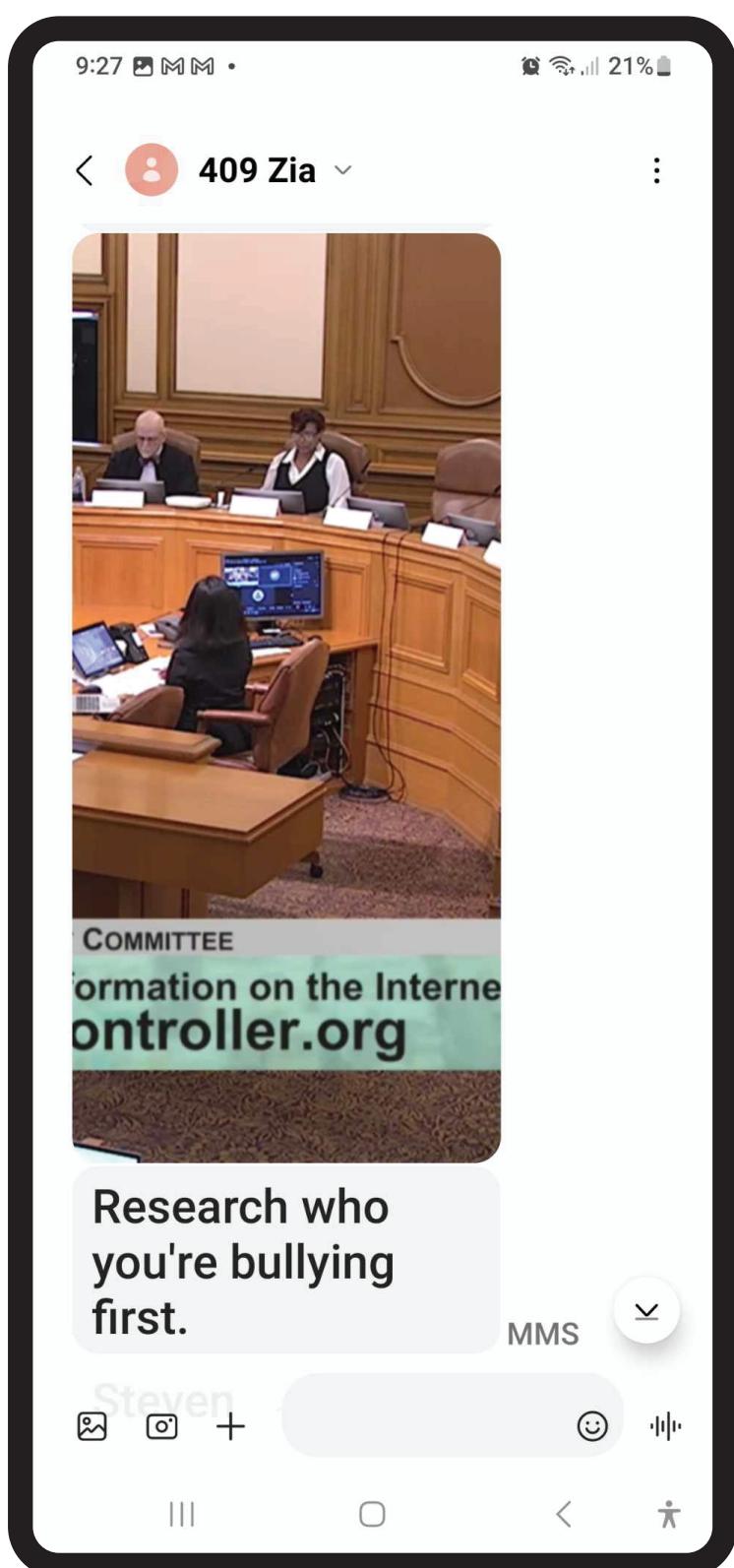
I also clarified the following about her company 'Resident's Council of Advisors':

- NOT FUNDED BY SFHA, HUD, OR ANY GOVERNMENT AGENCY
- Does NOT meet Sunshine or Brown Act requirements
- Utilizing CCSD email and 1760 TA cel as contact for for her RCA business.

I did not make any claims that McNulty committed any crimes. I did not call for her removal. I presented a record of McNulty's service aligned with past events along with McNulty's own documentation to back up my statments.

This was done during the Public Comment session of the meeting.

For some reason I cannot understand, Villias-Martinis cannot understand what Free Speech is.



I did research my claims before presenting them to the Housing Commission.

On April 4, 2024, McNulty was appointed to the Homeless Oversight Committee's Local Mental Health Board, Seat 11. She claims to be a commissioner.

In her introduction speech to the HOC Board, she claimed to a) 3rd term TA president, b) be president of CCSD then states CCSD is too dysfunctional to operate, c) asks the HOC Board to make her "the Boss of CCSD"

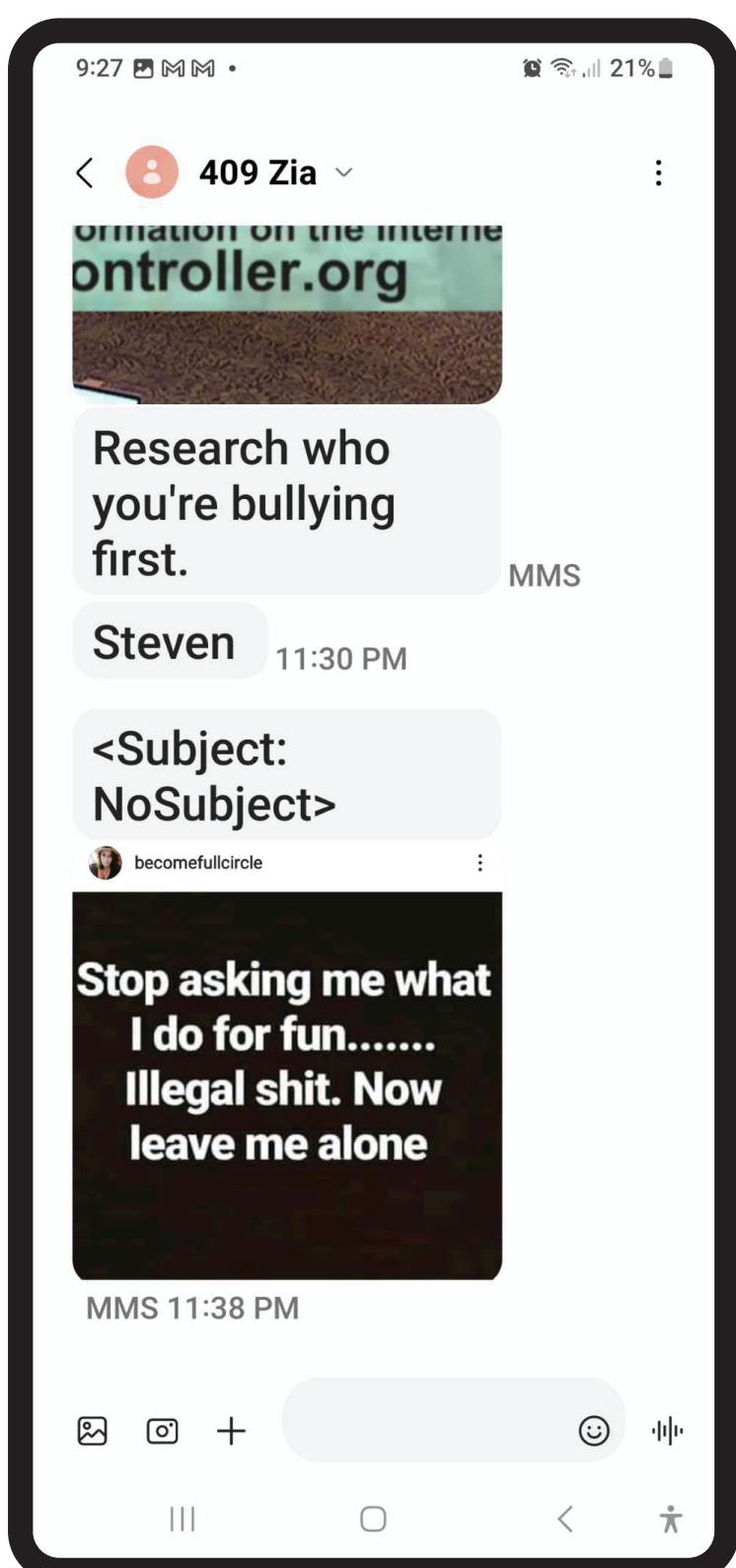
In February 2024, CCSD made the motion to recall McNulty as president, and provided 18 reasons for cause to recall.

In March 2024 meeting, the members were to vote on the Recall, however McNulty disrupted the meeting and it was adjourned before a vote could be taken.

In April 2024, CCSD Membership voted to Recall McNulty as president of CCSD.

McNulty claimed to be in her third term as TA president. During the last irregular election cycle, McNulty claimed she was running for a third term when the election is June 26, 2024.

I provided the Committee with a copy of CCSD's Recall and Cause for Recall notices, copies of McNulty's RCA business showcasing discrepancies, and a copy of the irregular nomination and election cycle which McNulty posted on May 14, 2024.



Everyone in the building knows me as Angel. I have gone by that nickname for decades.

Scott is my first name. Often, people who do not know me well do get Scott and Steven mixed up. Personally, I find it interesting those two get mixed up.

Just when I hoped this was over for the night, I went down to move the car out of the white zone.

Villias-Martinis sent the last message shortly after I returned from parking the car.

Since the events of July 11, 2024, I do not respond to any of 409's texts or notes.

My attorney as requested that I notify him should Villias-Martinis decide to start up again.

Kezia (Zia) Villias-Martinis has aggravated my PTSD, added to my depression and anxiety about leaving my apartment, and makes me feel unsafe and onguard every single time I go out in the hall every single day.

Villias-Martinis lives two doors away from me and her door can directly see the elevator.