

Villagio at Rancho San Clemente
General Session
San Clemente Community Center
Thursday, January 20, 2011

I. Attendance

Board Members

Seth Foerster, Dan Gutierrez, Paul Oebel, Bob Speidel

Management

Rose Reyes, Association Manager
Andrew Sheldon, Recording Secretary

II. Call to Order

Meeting was called to order at 6:40 PM PST.

III. Homeowner Forum

- Homeowner presented Water Claim from 632 Umbroso. Board to submit claim to Farmers Insurance.
- Homeowners expressed concern over parking issues.

IV. Show Cause

Via Espiritu 620 Showcause –Paint lower Garage Door. Homeowner has 30 days to turn in application or fix the issue.

V. Delegate Report

Delegate was able to attend meeting. He did not receive information in time for meeting.

VI. Minutes

Motioned, Seconded: “To approve minutes from the November 18, 2010 General Session Meeting”

Approved 4-0

VII. Financials

The Board reviewed the financials from November 2010 and December 2010.

Motioned, Seconded: “To approve the financials from the months ending November 30, 2010 and December 31, 2010 subject to year end audit

Approved: 4-0

VIII. Landscape

Board reviewed Manager’s January 17th walkthrough notes.

Motioned, Seconded: “To monitor and send out letters as recommended by Management”

Approved: 4-0

Board reviewed tree-trimming proposal. Board directs management to obtain more tree trimming bids.

IX. Correspondence

The Board reviewed concerns from homeowners about parking.

X. Old Business

Parking

D. Gutierrez gave overview of new parking procedures. Board to issue permits. Board is taking inventory of Homeowner's cars. Board is implementing a 30-day trial cycle to test new rules and regulations.

Mailboxes

D. Gutierrez gave an update on putting new mailbox pedestal placement. He is still waiting for US Postal Service to return call.

XI. New Business

Meeting Room

Motioned, Seconded "To approve funds for Board to reserve community center room for future meetings."

Approved: 4-0

Audit and Taxes

Management presented three (3) proposals for year-end audits.

Motioned, Seconded: "To approve Beck and Company for the audit"

Approved: 4-0

Website Renewal

Management presented old invoices for the website costs as a reminder that the board must approve the cost for this year.

Motioned, Seconded: "To approve funds for website hosting and domain renewal."

Approved: 4-0

Insurance Renewal

Management presented insurance proposal for the Board to approve.

Motioned, Seconded: "To approve insurance coverage from Prendiville Insurance with optional workers compensation."

Approved: 4-0

Water Claim

Management relays request from homeowner to submit an insurance claim for water damage.

Motioned, Seconded: "To approve submission of claim of water damage at 630 Via Espirito."

Approved: 4-0

Backflow Testing

Management made board aware that the backflow devices are currently being test as per City of San Clemente Regulations

Traffic Sign

Management presented a copy of the proposed traffic sign for the front entryway for the board to review.

Signature Cards

The Board updated Wells Fargo operating account bank signature cards.

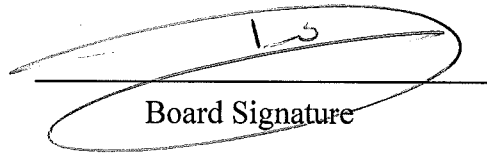
XII. Adjournment

Meeting was adjourned at 8:10 PM PST.

Respectfully Submitted:



Andrew Sheldon
Recording Secretary



Board Signature