

Villagio I Homeowners Association
GENERAL SESSION MEETING MINUTES
Thursday, May 17, 2018
San Clemente Community Center

ATTENDANCE

Board of Directors

Dan Gutierrez, President
Jerry Anderson, Secretary
Ashly Fox, Treasurer
Bob Speidel, Vice President
Dan Enright, Director at Large

Management

Sandrine Oblak, Community Association Manager

CALL TO ORDER

The Meeting was called to order at 6:34p.m.

EXECUTIVE SESSION DISCLOSURE

Management informed the membership about what was discussed at the prior Executive Session Meeting, including the approval of minutes, delinquency report, member discipline and legal correspondence.

HOMEOWNER FORUM

No homeowners were present.

DELEGATE REPORT

The Delegate was present and no report was provided.

MEETING MINUTES

The Board reviewed the meeting minutes from the General Session Meeting held on April 19, 2018.
Motioned, Seconded: "To approve the April 19, 2018 General Session Meeting minutes as submitted."

Approved: 5-0

FINANCIALS

The Board reviewed the financial statement for the period ending April 30, 2018."
Motioned, Seconded: "To accept the financial statement for the period ending April 30, 2018, subject to year-end audit."

Approved: 5-0

Treasurer Update: The Treasurer was present and informed the Board that Wells Fargo CD Investments have been renewed on a continual basis and will reinvesting as rates rise but will keep the terms shorter for more liquidity.

Settlement Agreement – Slope Fund: No Action

DELINQUENCY

The Board reviewed the delinquency matrix: The Board reviewed the delinquency matrix and Motioned, Seconded: "To approve filing non-judicial foreclosure against VL-0067-3."

Approved: 5-0

CORRESPONDENCE

The Board reviewed correspondence and no action was taken at this time.

APPLICATIONS FOR PARKING PERMITS

The Board reviewed an application for an owner on Via Otono for a third car permit. Motioned, Seconded: "To deny the request for the additional parking permit."

Approved: 5-0

ARCHITECTURAL

The Board reviewed the Architectural report and no action was taken.

LANDSCAPE REPORT

The Landscape Walkthrough was prior to the Board Meeting. The next scheduled Landscape Walkthrough will take place on June 21, 2018 at 4:45 p.m.

OLD BUSINESS

Vista Pacifica – Pine Tree Trimming Request: No Action.

VA Eligibility: Tabled, no action taken.

Parking Rules- Update: Tabled indefinitely.

Synthetic Turf-Front Entry: Tabled, no action taken.

Reimbursement request Via Umbroso: The Board Motioned, Seconded: "To approve the reimbursement of \$6,350.00 with the condition that additional remediation at the back corner of the house be completed within six (6) months or sooner, the Association will only reimburse that expense within the given time frame and if not the owner will not be able to seek reimbursement from the Association."

Approved: 5-0

Entry Security System: Tabled, no action taken.

NEW BUSINESS

Board to review / approve Paving Stone Repairs: Motioned, Seconded: "To approve Quickel to perform the repairs to the front entry pavers in the amount of \$1300.00."

Approved: 5-0

Board to review correspondence on Senate Bill 1265: The Board reviewed the correspondence and no action was taken.

Board to review updated RSC Architectural Review Process: The Board reviewed the correspondence and no action was taken.

Emergency Items: No items.

NEXT BOARD OF DIRECTORS MEETING

The next Board of Directors Meeting is scheduled for June 21, 2018 at 6:30 p.m.

ADJOURNMENT

The General Session meeting adjourned at 7:20 p.m.

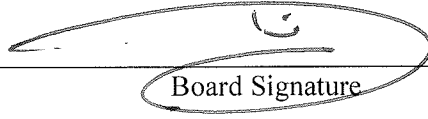
BOARD CERTIFICATION AND APPROVAL OF MINUTES

This is to certify that Villagio I at Rancho San Clemente Homeowners Association is a California Nonprofit Mutual Benefit Corporation; that the Board is duly constituted; has made all decisions based on reasonable investigation in good faith and with regard to the best interests of the community and its members; has exercised discretion within the scope of its authority under relevant statutes, covenants and restrictions in discharging its obligations; and hereby approve the authenticity of actions reported of this meeting.

Respectfully Submitted:



Sandrine Oblak, RS



Board Signature