

Villagio I Homeowners Association
GENERAL SESSION MEETING MINUTES
Thursday, June 21, 2018
San Clemente Community Center

ATTENDANCE

Board of Directors

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

Not Present:

Bob Speidel, Vice President

Management

Sandrine Oblak, Community Association Manager

CALL TO ORDER

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

Two (2) 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 May 17, 2018.
Motioned, Seconded: "To approve the May 17, 2018 General Session Meeting minutes as submitted."

Approved: 4-0

FINANCIALS

The Board reviewed the financial statement for the period ending May 31, 2018."

Motioned, Seconded: "To accept the financial statement for the period ending May 31, 2018, subject to year-end audit."

Approved: 4-0

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 current cash balances of \$3,397 in the reserve account and \$13,174 in the settlement account.

Settlement Agreement – Slope Fund: No Action

DELINQUENCY

The Board reviewed the delinquency matrix and not action was taken.

CORRESPONDENCE

The Board reviewed correspondence from an owner on Via Umbroso regarding rear yard damage. The Board advised the homeowners to provide bids for the Board to review at the next meeting.

APPLICATIONS FOR PARKING PERMITS

No applications were presented for review.

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 July 19, 2018 at 4:45 p.m.

OLD BUSINESS

Vista Pacifica – Pine Tree Trimming Request: Tabled indefinitely.

VA Eligibility: Management informed the Board the Association is now VA approved.

Synthetic Turf-Front Entry: The Board Motioned, Seconded: "To approve Grizzly Turf to install synthetic turf at the entry way and to have included weed barrier in the amount of \$3,526.96.

Approved: 4-0

Entry Security System: Tabled, no action taken.

NEW BUSINESS

Board to review / approve SR# 18852 drain repair: Motioned, Seconded: "To approve Centerpoint to perform the drain repairs in the amount of \$785.00."

Approved: 4-0

Board to review / approve website upgrades: Motioned, Seconded: "To approve the \$100.00 additional expense for SSL Certificates.

Approved: 4-0

Annual Block Party: Motioned, Seconded: "To approve the Annual Block Party for August 18, 2018 with a budget of \$1500.00.

Approved: 4-0

Emergency Items: No items.

NEXT BOARD OF DIRECTORS MEETING

The next Board of Directors Meeting is scheduled for July 19, 2018 at 6:30 p.m.

ADJOURNMENT

The General Session meeting adjourned at 7:31 p.m.

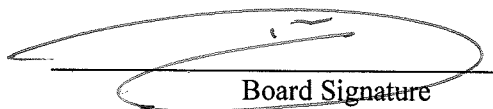
BOARD CERTIFICATION AND APPROVAL OF MINUTES

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