

Villagio I Homeowners Association
GENERAL SESSION MEETING MINUTES
August 17, 2017
San Clemente Community Center

ATTENDANCE

Board of Directors

Dan Gutierrez, President
Bob Spidel, Vice President - arrived 6:46pm
Marc Ferris, Secretary
Ashly Fox, Treasurer - arrived 6:48pm
Jerry Anderson, Director at Large

Management

Sandrine Oblak, Community Association Manager

CALL TO ORDER

The Meeting was called to order at 6:42 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

No homeowners were present.

DELEGATE REPORT

Jerry Anderson (Delegate) reported that at the last RSC meeting there was discussion of upgrading the landscaping at the entryway off of Pico.

MEETING MINUTES

The Board reviewed the meeting minutes from the General Session Meeting held on July 20, 2017.
Motioned, Seconded: "To approve the July 20, 2017 General Session Meeting minutes as submitted."

Approved: 3-0

-Ashly Fox 6:46pm

- Bob Spidel 6:48pm

FINANCIALS

The Board reviewed the financial statement for the period ending July 31, 2017."
Motioned, Seconded: "To accept the financial statement for the period ending July 31, 2017, subject to year-end audit."

Approved: 4-0

Treasurer Investment Update: The Board President and Treasurer were advised that the current cash balance in the settlement account is \$389.00 and the reserve account \$50,212 and they will be contacted in August for when the next CD matures for instructions.

DELINQUENCY

The Board reviewed the delinquency matrix and no action was taken.

Approved: 4-0

CORRESPONDENCE

The Board reviewed and discussed homeowner correspondence received since the last Board meeting. The Board directed Management to inform 711 Via Otono that they will be provided six (6) to have the exterior home painted. No action was taken.

APPLICATIONS FOR PARKING PERMITS

No applications to review at this time.

ARCHITECTURAL

No applications for review at this time.

LANDSCAPE REPORT

The Landscape Walkthrough took place prior to the meeting on Thursday, August 17, 2017. The next scheduled Landscape Walkthrough will take place on September 21, 2017 at 4:45 p.m.

OLD BUSINESS

Street Sealing: Management informed the Board that Quickel Paving has provided the following dates November 6, 9, and 13 for the resealing and Management will be sending out notices to the community.

Mailbox Replacement Update: Management informed the Board that two (2) new mailboxes have been installed.

Vista Pacifica Hedge: The Board directed Management to inform the Vista Pacifica Board that at next walkthrough they will look at the area that hedges need to be trimmed.

Membership Vote Expenditure Opposing Toll Road Project: The Board Motioned, Seconded to not proceed with a ballot to be prepared by legal counsel to the membership to solicit an amount not to exceed \$20,000 from association funds toward the No Toll Road Project.

Approved: 5-0

NEW BUSINESS

2017 Audit Proposal: The Board Motioned, Seconded to approve Inouye, Shively and Klatt to perform the 2017 review and tax preparation in the amount of \$950.00.

Approved: 5-0

Draft Budget 2018: The Board Motioned, Seconded to approve the 2018 draft budget as prepared with no increase to dues.

Approved: 5-0

NEXT BOARD OF DIRECTORS MEETING

The next Board of Directors Meeting is scheduled for September 21, 2017 at 6:30 p.m.

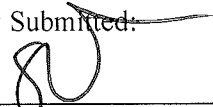
ADJOURNMENT

The General Session meeting adjourned at 7:13p.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