

## Summary of Minutes

August 23, 2017

### MEMBER PARTICIPATION

- A. An owner wants to paint his home and make some other changes. He submitted the plans and architectural application at this time.
- B. An email to the Board from an owner regarding concerning some possible PC&R violations. The Board will address the issues in the next few months.
- C. It was reported that SDG&E will remove and trim trees on their easement at no charge.
- D. Sandy Punch reported that the neighborhood garage sale will be on October 14 from 8 to noon.

### FINANCIAL REPORT

- A. Review Financial Statement – We currently have about \$102,000 in the bank.
- B. Delinquent Accounts – There are still the two long term delinquent accounts. There is only one owner who has not paid the last assessment billing.

### MAINTENANCE REPORT

- A. Status of Slope Work
  - All irrigation leaks have been repaired. Even if the Slope Renovation project does not pass, the Board will have to address the aging irrigation system soon.
- B. Percy Zelnick and Sandy Punch have agreed to serve on the Landscape Committee.
- C. Funding and Status of Slope Renovation Project Discussions with Owners – It was reported that the committee is waiting until after this meeting to begin going into the community for input. They met with Martinez Landscape and Mario, who is bidding on the annual maintenance contract, has stated that he cannot do the needed work to restore the slopes for the amount bid for that contract. He stated that he fully supports the plan that the landscape architect is recommending for improving the slopes. The landscape work for the slope for renovation will go out for separate bid and cannot be done under the landscape maintenance contract.
- D. Annual Inspection of Backflow Devices – This work was done in July.
- E. Tree Trimming Work – The Board awarded a contract for \$14,000 for the tree work being recommended by the arborist after his annual review.

### COVENANTS/ARCHITECTURAL REPORT

- A. Request to Delay Front Yard Landscaping at 513 Santa Victoria – The owners have a 1/15/18 deadline for this owner to comply.
- B. Status of Recordable Agreements for Fences at 1547 Santa Sabina, 1539 Santa Sabina, and 1544 Santa Elena – It was reported that we are still working on this matter.

### MEMBERSHIP & SOCIAL REPORT

- A. Newsletter – Bill MacConnell has drafted the newsletter. We will include an article after this meeting on the selection of a landscape contractor. The newsletter will go out next week with the billing.

### NEW BUSINESS

- A. Landscape Maintenance Contract – It was reported that we received bids from four contractors for the landscape maintenance contract. All contractors are licensed and insured. The bids ranged from \$6500 to \$7275. It was noted that all bidders, except the lowest bidder, bid 80 hours of work time per week. The lowest bidder only bid 48 hours of work time. The Board awarded the contract to Martinez Landscape for \$6600 per month. It was agreed that Sandy Punch will oversee the landscape contractor and Percy Zelnick will be the liaison with the homeowners when problems arise.
- B. Association Web Site – Due to issues with the current website, the Board voted to move to a GoDaddy account.

**NEXT MEETING: Wednesday, September 27, 2017 at 6:30 p.m. at the Lomas Santa Fe Country Club, Solana Beach.**