

LA COSTA HILLS HOMEOWNER'S ASSOCIATION

BOARD OF DIRECTORS MEETING

February 27, 2017

MINUTES

NOTICE OF MEETING

Upon notice of given and received the meeting of the Board of Directors was held at La Costa Hills Clubhouse, Carlsbad CA, 92009 at 6:00 p.m.

CALLED TO ORDER

President Leslie Laveroni called the meeting to order at 6:00 p.m.

DIRECTORS AND OFFICERS PRESENT:

President:	Leslie Laveroni
Vice President:	Vladimir Pozdnyakov
Treasurer:	Samantha Easton

MANAGEMENT:

Mills Management Services, Inc.:	Chris Mills
Eugene Burger Management:	McKenzie Murrey
Eugene Burger Management:	Jim Murrey

MEETING MINUTES:

- 1) Upon a motion made by Leslie Laveroni, seconded by Vladimir Pozdnyakov, and unanimously carried, the Board approved the minutes of the meeting held January 23, 2017.

FINANCIAL REPORTS:

- 1) Upon a motion made by Leslie Laveroni, seconded by Samantha Easton, and unanimously carried, the Board approved the January 2017 financials.*

DELINQUENCY REPORT:

- 1) N/A

COMMITTEE REPORTS:

- 1) **Financial Committee** – The finance did not have a report this month.
- 2) **Parking/Towing Committee** – The towing committee did not have a report this month.
- 3) **Maintenance Committee** – The maintenance committee would like to get assistance identifying all of the issues with the Trex work.
- 4) **Landscape Committee** – The landscape committee did not have a report this month.
- 5) **Architectural Committee** – N/A

- 6) **Boiler Committee** – The boiler committee noted that the boiler should be serviced ever four months. The suggested hiring and MEP engineer to assist with the creation of a plan in the event the boilers fail.

UNFINISHED BUSINESS:

- 1) Upon a motion made by Leslie Laveroni, seconded by Vladimir Pozdnyakov, and unanimously carried, the Board approved the proposal for the renewal of the earthquake insurance policy in the amount of \$12,966.05.*

NEW BUSINESS:

- 1) The Board tabled the proposal from Kapono Corporation for L301 deck resurfacing. They would like to further investigate the issue. *
- 2) Upon a motion made by Samantha Easton, seconded by Leslie Laveroni, and unanimously carried, the Board approved the proposal from Hetherington Engineering, Inc. for additional testing/borings for the Building T ground movement issue in the amount of \$11,900.00.*
- 3) Upon a motion made by Leslie Laveroni, seconded by Samantha Easton, and unanimously carried, the Board approved the tax return and audit for the 2016 calendar year as provided by Beck & Company CPAs.*
- 4) Eugene Burger Management representatives attended the meeting to answer questions about the transition to the new management company.

NEXT MEETING:

The next meeting will be held on March 23, 2017 (tentatively).

ADJOURNMENT:

There being no further business to come before the Board the regular meeting was adjourned at 6:48 p.m. and moved into the Executive Session.

EXECUTIVE SESSION SUMMARY (Immediately Following Regular Meeting)

- 1) An Executive Session was held to discuss legal issues, hearings, delinquencies and homeowner correspondence. *

* Denotes action item

^ Denotes transaction with interested director

Attest:

President or Secretary of La Costa Hills Association

Date