

LA COSTA HILLS HOMEOWNER'S ASSOCIATION

BOARD OF DIRECTORS MEETING

January 27, 2015

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 Christy Mills called the meeting to order at 6:00 p.m.

DIRECTORS AND OFFICERS PRESENT:

President: Christy Mills
Vice President: Jon Fischbein
Treasurer: Gerri Armbruster

MEETING MINUTES:

- 1) Upon a motion made by Christy Mills, seconded by Jon Fischbein and unanimously carried, the Board approved the minutes of the regular meeting held December 17, 2014.

FINANCIAL REPORTS:

- 1) Upon a motion made by Gerri Armbruster, seconded by Jonathan Fischbein and unanimously carried, the Board approved the financials for December 2014.

DELINQUENCY REPORT:

- 1) N/A

COMMITTEE REPORTS:

- 1) Architectural Committee – N/A
- 2) Compliance Committee – The compliance committee will be conducting a walk thru shortly to update the current violation list.

UNFINISHED BUSINESS:

- 1) N/A

NEW BUSINESS:

- 1) Upon a motion made by Christy Mills, seconded by Jon Fischbein, and unanimously carried, the Board proposal from Beck & Company CPAs for tax preparation in the amount of \$1350.00.*
- 2) The Board would like to review certain elements of the Reserve Study.*
- 3) The Board would like to get bids for chimney sweeping.*

- 4) Upon a motion made by Christy Mills, seconded by Jon Fischbein, and unanimously carried, the Board proposal from Jason Ortega Insurance for our earthquake insurance policy renewal in the amount of \$14,438.40.*
- 5) The Board would like to get additional bids for tree trimming.*
- 6) The Board would like to look into a property management company as the current President (currently serving as the self-manager) will be stepping down upon the sale of her unit.*
- 7) Upon a motion made by Christy Mills, seconded by Jon Fischbein, and unanimously carried, the Board proposal from Jan-Pro for additional light cleaning for an increase per month of \$55.00.*
- 8) Upon a motion made by Christy Mills, seconded by Gerri Armbruster, and unanimously carried, the Board proposal from Rain Gutter Cleaners for gutter cleaning in the amount of \$6,750.00.*
- 9) Upon a motion made by Christy Mills, seconded by Jon Fischbein, and unanimously carried, the Board proposal from Zillman Electric to replace the tennis court lights in the amount of \$850.00.*

NEXT MEETING:

The next meeting is February 24, 2015.

ADJOURNMENT:

There being no further business to come before the Board the regular Meeting was adjourned at 6:19 p.m. and moved into the Executive Session.

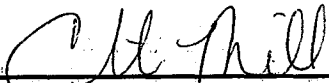
EXECUTIVE SESSION SUMMARY

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

* Denotes action item

^ Denotes transaction with interested director

Attest:



President or Secretary of La Costa Hills Association

2-24-15

Date