

LA COSTA HILLS HOMEOWNER'S ASSOCIATION

BOARD OF DIRECTORS MEETING

September 25, 2012

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: Lawrence Kent

MEETING MINUTES:

- 1) Upon a motion made by Christy Mills, seconded by Lawrence Kent and unanimously carried, the Board approved the minutes of the regular meeting held August 28, 2012.

FINANCIAL REPORTS:

- 1) Upon a motion made by Lawrence Kent, seconded by Jon Fischbein and unanimously carried, the Board approved the financials for August 2012.

DELINQUENCY REPORT:

- 1) N/A

COMMITTEE REPORTS:

1. Landscape Committee – N/A
2. Architectural Committee – The architectural requests for Lot #117 & Lot #151 for replacement windows and sliding doors is approved.*
3. Compliance Committee – The compliance committee will be conducting a walk thru shortly to update the current violation list.
4. Lighting Committee – N/A

UNFINISHED BUSINESS:

- 1) Upon a motion made by Christy Mills, seconded by Lawrence Kent and unanimously carried, the Board approved the proposal from Diversified Management Solutions for repainting of all stairs and repair to loose stairs in the amount of \$4,400.00.*

NEW BUSINESS:

- 1) The Board has given an extension for homeowners to provide proof of cartridge replacement until October 15, 2012.*
- 2) Upon a motion made by Christy Mills, seconded by Lawrence Kent and unanimously carried, the Board approved the 2013 Budget.*
- 3) Upon a motion made by Jon Fischbein, seconded by Lawrence Kent, the Board voted to renew the MMS contact for professional services in the amount of \$2,000/month. Christy Mill abstained from the vote and discussion as she is an interested party to this transaction.*
- 4) Upon a motion made by Christy Mills, seconded by Lawrence Kent and unanimously carried, the Board voted to renew all existing contracts for the 2013 fiscal year excluding the janitorial contract. The Board will seek new bids for janitorial service.*
- 5) Upon a motion made by Christy Mills, seconded by Lawrence Kent and unanimously carried, the Board voted to renew the termite contract with Payne Pest Management. The Board would like a copy of the contract and the dollar amount of the contract needs to be corrected to reflect \$110 per unit.*
- 6) Upon a motion made by Christy Mills, seconded by Lawrence Kent and unanimously carried, the Board voted to change our contract with CCS for fob service to a hosted plan in the amount of \$135/month.*
- 7) Upon a motion made by Christy Mills, seconded by Lawrence Kent and unanimously carried, the Board voted to approve the proposal from Roof Rite for deck repairs to M301 in the amount of \$3,000.00.*
- 8) Upon a motion made by Christy Mills, seconded by Jon Fischbein and unanimously carried, the Board voted to approve the proposal from Roof Rite for deck repairs to O303 in the amount of \$3,000.00.*
- 9) The Board would like to table the proposal from Sign A Rama for replacement street and directory signs until we obtain more bids.*

NEXT MEETING:


The next meeting is October 30, 2012.

ADJOURNMENT:

There being no further business to come before the Board the regular Meeting was adjourned at 6:47 p.m. and moved into the Executive Session.

* Denotes action item

Attest:



President or Secretary of La Costa Hills Association

10-30-12

Date