

**AMERIGE HEIGHTS COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
MAY 23, 2016**

MINUTES

NOTICE With notice given and received, the regular meeting of the Board of Directors of the Amerige Heights Community Association was held on May 23, 2016 at Fisler Elementary School, Room C-6, 1350 Starbuck Street, Fullerton, California.

PRESENT Mark Elliott, President
Tom Moore, Vice President
Susan Fanello, Treasurer
Amindra Jayasinghe, Member at Large

Eddie Tovar, Action Property Management, Inc
Marianne Simek, Action Property Management, Inc

Jasen Eminger, Park West Landscape
Danny Smith, Park West Landscape

Two (2) Homeowners

ABSENT Geno Kaneshiro, Secretary

CALL TO ORDER There being a quorum of directors present in accordance with the Bylaws of the Association, the meeting was called to order at 6:40 P.M. by Board President Mark Elliott.

EXECUTIVE SESSION DISCLOSURE It was reported that an Executive Session was held immediately prior to this meeting to discuss matters of member discipline pertaining to collection matters and non-compliance.

OPEN FORUM Homeowners were present for an update on the traffic safety concerns along Sheddon and Catlin. Owners inquired on the possibility of adding speed bumps or additional safety signs along the streets. The Board announced that the City has completed a survey for the public roads, which would be reviewed later in the meeting.

GUEST SPEAKER Jasen Eminger and Danny Smith from Park West Landscape were present to address the new water restrictions and discuss upgrading the irrigation system in the community. Park West is working with the City of Fullerton to obtain additional water usage information and will report back to the Board.

FINANCIAL UPDATE A brief financial update was provided based on the April 30, 2016 Financial Statement. It was reported that the Board continues to pursue collection efforts. There were no questions regarding the financial update at this time.

**AMERIGE HEIGHTS COMMUNITY ASSOCIATION
REGULAR MEETING OF THE MEMBERSHIP
MAY 23, 2016 – PAGE 2**

**CONSENT
CALENDAR**

A motion was made by Mark Elliott and seconded by Sue Fanello to approve the Consent Calendar as presented in its entirety. The Consent Calendar is attached and will become a part of these minutes. Vote: In favor – 3, Abstain – 1 (T. Moore). Motion carried.

**MANAGEMENT
UPDATES**

Management provided updates to the Board from the Action List, which included the clubhouse and tennis court update, tennis court lighting, Tipuana tree removal project, speeding/traffic concerns and reports from the City of Fullerton, and the private property signs.

**UNFINISHED
BUSINESS**

Park West – Burdorf Park Proposal

The Board reviewed the revised proposal from Park West for the renovations to the east side of Burdorf Park. A motion was made by Sue Fanello and seconded by Mark Elliott to accept the proposal from Park West to renovate the east side of Burdorf Park at a total cost of \$7,576.70, with expense to be allocated to Operating Fund – Landscape Replacement. Motion carried unanimously.

Irrigation Smart Controller Proposal

The Board agreed to table this matter until the next meeting to allow Park West to collect the necessary water usage information from the City of Fullerton.

NEW BUSINESS

Park West Proposals

The Board reviewed the proposals submitted by Park West Landscape for items reported with bare and dead landscaped areas in the community. A motion was made by Sue Fanello and seconded by Tom Moore to accept the proposals from Park West Landscape to fill in the bare and dead areas in the community at a total cost of \$6,783.00, with expense to be allocated to Operating Fund – Landscape Replacement. Motion carried unanimously.

Tree Removal Proposal

The Board reviewed the proposal submitted by Park West Landscape to remove seven Chinese Elm Trees that were damaged by “sunscald.” A motion was made by Sue Fanello and seconded by Tom Moore to accept the proposal from Park West Landscape to replace the seven damaged Chinese Elm trees found in the community at a total cost of \$6,405.00, with the expense to be allocated to Operating Fund – Landscape Replacement. Motion carried unanimously.

**AMERIGE HEIGHTS COMMUNITY ASSOCIATION
REGULAR MEETING OF THE MEMBERSHIP
MAY 23, 2016 – PAGE 3**

**NEW BUSINESS
CONTINUED**

Concrete Repair Proposals

The Board reviewed the proposal submitted by Real Green Inc to repair the lifted and damaged sidewalks along Northam. A motion was made by Sue Fanello and seconded by Tom Moore to accept the proposal from Real Green Inc to repair the lifted and damaged sidewalks along Northam at a cost of \$18,613.90, with the expense to be allocated to Reserve Funds – Pavement. Motion carried unanimously.

Street Sign Proposal

The Board reviewed the proposal submitted by Tows R’ Russ to replace the “Private Property” street signs and agreed to table this matter until the next meeting. The Board requested that the street signs include the speed limit information and that the Tows R’ Russ logo be removed.

Approved Foreclosures

The Board reported that in an Executive Session held immediately preceding this meeting, foreclosure proceedings were authorized against the property account number 89327 (APN 936-243-59).

Member Communication

There were no items to be communicated at this time.

**SCHEDULE
NEXT MEETING**

The next meeting of the Board of Directors was scheduled for June 27, 2016 at 6:30 P.M. The meeting will be held at the Fullerton Community Center, 340 W. Commonwealth Avenue, Fullerton, California.

ADJOURN

There being no further business to come before the Board at this time, the meeting was adjourned at 8:30 P.M.

ATTEST

Respectfully Submitted by Eddie Tovar, Community Manager.

**AMERIGE HEIGHTS COMMUNITY ASSOCIATION
REGULAR MEETING OF THE MEMBERSHIP
MAY 23, 2016 – PAGE 4**

MINUTES APPROVED BY THE BOARD OF DIRECTORS ON JUNE 27, 2016
The Consent Calendar is herein attached and shall become a part of these minutes

**AMERIGE HEIGHTS COMMUNITY ASSOCIATION
MAY 23, 2016
CONSENT CALENDAR**

- A. BE IT RESOLVED, that the Board Meeting Minutes of April 25, 2016 are approved as written;
- B. BE IT RESOLVED, that the financial statement for the period ending April 30, 2016 be accepted.
- C. BE IT RESOLVED, that the Cost Center financial statements for the period ending April 30, 2016 be accepted.
- D. BE IT RESOLVED, that the StanPac Cost Center financial statements for the period ending April 30, 2016 be accepted.