

**AMERIGE HEIGHTS COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
JUNE 30, 2014**

MINUTES

- NOTICE** With notice given and received, the regular meeting of the Board of Directors of the Amerige Heights Community Association was held on June 30, 2014 at the Fullerton Community Center, 340 W. Commonwealth Ave., Fullerton, California.
- PRESENT** Mark Elliott, President
Tom Moore, Vice-President
Susan Fanello, Treasurer
Geno Kaneshiro, Member at Large
- Eddie Tovar, Action Property Management, Inc.
Marianne Simek, Action Property Management, Inc.
George Skrbín, Action Property Management, Inc.
- One (1) Homeowner
- ABSENT** Gordon Dickinson, Secretary
- CALL TO ORDER** The meeting was called to order at 6:30 P.M. by President Mark Elliot.
- 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.
- GUEST SPEAKER** Mike Guillette of AMS Paving was present to discuss the planning of the slurry seal project; Mike to revise the proposed dates of the project to allow the project to be completed prior to the beginning of the school year, (August 11th). Management will forward new dates to the Board upon receipt, and once approved, we will draft a mailer to the community.
- OPEN FORUM** A homeowner was present to address the foreclosed property at 1331 Beckman; owner is also a realtor, and wanted to inquire with the Board about their plans with the property.
- FINANCIAL UPDATE** A brief financial update was provided based on the May 31, 2014 Financial Statement. It was reported that the Board continues to pursue collection efforts.
- CONSENT CALENDAR** A motion was made by Sue Fanello and seconded by Tom Moore to approve the Consent Calendar as presented in its entirety. The Consent Calendar is attached to and will become a part of these minutes. Motion carried unanimously.

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**MANAGEMENT
UPDATES**

Management provided highlighted updates to the Board from the Action List; there were no further questions regarding the updates at this time.

NEW BUSINESS

Park West Proposals

The Board reviewed the proposals submitted by Park West Landscape for the items discussed during the May landscape walkthrough.

A motion was made by Mark Elliot and seconded by Tom Moore to accept the proposals from Park West for the Seasonal Color Change, at a cost of \$4,680.00, expense to be allocated to the Operation Fund – Seasonal Color; and the tree removal and replacement at 2183 Northam at a total cost of \$1,382.00, expense to be allocated to Operating Fund, Landscape Extras. Motion carried unanimously.

Adoption of the Proposed Policy Rule Changes

Following discussion and review of the proposed Enforcement & Fine Policy and proposed Assessment Collection Policy changes that were mailed out to the membership in May 2014 for the thirty (30) day comment, a motion was made by Tom Moore, seconded by Geno Kaneshiro, to approve and adopt the changes as stated. Motion carried unanimously.

Three (3) Year Proxy

Following discussion and review of the three (3) year proxy mailer for quorum purposes only, a motion was made by Tom Moore and seconded by Geno Kaneshiro, to approve the three (3) year proxy as presented, and authorize Management to send to the membership, (mailer to be included with the Slurry Seal Project notice). Motion carried unanimously.

Homeowner Request

Following discussion and review of the correspondence received from the homeowner at 2249 Simon regarding the fire hydrant located at the front of their house, the Board agreed that the curb does not need to be painted red. The Board instructed Management to notify the Patrol Company to monitor the area on a more regular basis. No action needed at this time.

Wood Repair/Replacement Proposals

The Board reviewed the proposals submitted by EmpireWorks, Pilot Painting and PrimeCo Painting for the wood repairs/replacement at the parks.

A motion was made by Tom Moore and seconded by Mark Elliot to accept the proposal from PrimeCo Painting for the wood repairs/replacement at the parks, at a cost of \$50,459.00. Expense to be allocated to Reserve Fund – Restoration. Motion carried unanimously.

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**NEW BUSINESS
CONTINUED**

Lien Processing

A motion was made by Sue Fanello and seconded by Tom Moore to approve the lien resolution for the following property account numbers: 011100072245, 011100055714 and 011100046961. Motion carried unanimously.

SCHEDULE

NEXT MEETING

The next meeting of the Board of Directors was scheduled for July 28, 2014 at 6:15 P.M.

ADJOURN

There being no further business to come before the Board at this time, the meeting was adjourned at 8:00 P.M.

ATTEST

Respectfully Submitted by Eddie Tovar, Community Manager.

MINUTES APPROVED BY THE BOARD OF DIRECTORS ON JULY 28, 2014
“The Consent Calendar is herein attached and shall become a part of these minutes”

**AMERIGE HEIGHTS COMMUNITY ASSOCIATION
JUNE 30, 2014
CONSENT CALENDAR**

- A. BE IT RESOLVED, that the Board Meeting Minutes of June 2, 2014 are approved as written;
- B. BE IT RESOLVED, that the financial statement for the period ending May 31, 2014 be accepted.
- C. BE IT RESOLVED, that the Cost Center financial statements for the period ending May 31, 2014 be accepted.
- D. BE IT RESOLVED, that the StanPac Cost Center financial statements for the period ending May 31, 2014 be accepted.