

Call to order at 5:30 (20 Dec 2010)

present : Matt Fischler, Mike Katz, Ken Shackman, Tom Skinner, Paul Gohdes , John & Kathy Heyl, Dave Danell, Joan Caruso, Julietta Portillo, Lisa Valdivia - ~5:50, Ernesto Portillo

Approval of minutes of previous meeting: Ken moved, Matt seconded, approved.

Hearings: neither homeowner present at 5:30 - Ken moved to table until later.

No Pres. report

No finance committee report

Treas report - Comments by Ken: still under budget by ~\$7K, should be able to repay reserves, still waiting for invoice from Juan Barba - was supposed to be in by last Fri. Irrigation water still below budget. Recent vandalism & leaks contributed to high Oct. water costs. City will allow rebate for unusually high bills allowing approximately \$100 credit. 5 Owners in arrears on last Q dues. MK commented on low Nov. Elec. bill. Ken will check.

Mgrs report. - Pam not pres. MK comment - report says: still no money from JWM; no further comments.

Arch. rpt - no comments on report

CC&R - Tom Skinner - no other issues beyond what is on report - Primavera lot - has been cleaned up - not known whether JWM or Prima. will be taking care of it in future - JWM took care of it this time.

Parking - TS - letter prepared, no major consensus - only a few consistent scofflaws - Rav4, small pickup w/ no paint on Southern Pacific, Blue truck, etc. KS thinks we should revisit after the holidays.

Hearing for Lisa Valdivia - missing roof tiles on house - since last May - had problems with person hired to do work - needed to get new person to handle work - Brad referred to M. Guzman, J.Caruso suggested Roofsavers , provided number. Lisa will need to let MK know if not able to be complete by next mtg. (1/17)

Kyle Johnston - Trim on front porch - since June '10, no response from homeowner, KS suggests fining owner per procedures, MK agrees, MF move to apply init. \$25 fine, KS seconds, appvd.

Back to sched:

Clean & Safe - from Paul - report - sudden spurt of lights out - nothing to add beyond report - K. Heyl mentions that barbed wire damage not yet fixed.

Landscaping - No official report - K. Heyl asked if we had estimate from Proscapes. MK will check with M. Marchus.

Gov Doc - no rpt

Transition comm - Still waiting on 1st draft of agreement from T. Duncan - MK will follow up. KS indicated that need to know status by annual meeting - affects voting procedure of bd. election.

Water Cons. no rpt, beyond EP still seeking two add'l members for committee.

Old business:

JWM vacant lots - erosion ctl - Pam Lakey to have requested JWM for wattles, too soon to find out if agreed to . Riprap installed, havn't had enough rain to test. Landscape guidelines have been distributed.

Prohibited plant grandfathering - KS concerned about palms getting too big to remove easily - K Heyl concerned about grasses - KS would like committee to come up with proposals for dealing with "grandfathered" prohibited plants. - Inventory first, drafting letter to homeowners.

Note that there is an online tracking system for Proscapes work.

Erosion control - 3rd Ave in particular - no action yet - K Heyl will get a group together after NewYears to survey.

Satellite dishes - MK contact company to find out about screening.

Gravel on streets - Susan Klement has contacted city, no answer on if we can sweep on our own. Cost is about \$170 for a complete neighbhd sweep. Continue to next mtg.

New business

Front yard light frequent out - (Anatole) - KS raises issues of which items is the HOA taking care of - vis. Garage light fixture. - MK will ask Pam Lakey to contact homeowner at Anatole to verify not an internal problem.

nominating committee - Paul had no comments at this time

Yearly mtg will be at St Andrews Feb 28 (voting style depends on whether transition is complete or not at time of mtg) MF proposed that if transition has not

taken place by Jan mtg, then agree not to complete until after Annual mtg.
Agreement by all members present. There have been no responses to general call
for anyone wishing to run for board.

Mtg was adjourned at 6:50pm