

Villagio I Homeowners Association
General Session Meeting Minutes
February 20, 2014
San Clemente Community Center

Attendance

Board of Directors

Dan Gutierrez, President
Bob Speidel, Vice President
Dianne Lynch, Secretary
Jerry Anderson, Director

Absent:

Seth Forester, Treasurer

Management

Karrie Daugherty, Community Association Manager
Jenna Campbell, Recording Secretary

Call to Order

The meeting was called to order at 6:35 PM.

Homeowners Forum

Two (2) homeowners were in attendance.

Minutes

Board reviewed the meeting minutes from the General Session Meeting held on January 16, 2014.

Motioned, Seconded: "To approve the January 16, 2014 General Session Meeting Minutes "

Approved: 4-0

Financials

Board reviewed the financial statements for the periods ending January 31, 2014.

Motioned, Seconded: "To defer approval of the financial statements for the period ending January 31, 2014 until the next meeting."

Approved: 4-0

Delinquency

Board reviewed the delinquency report.

Correspondence

Board reviewed the correspondence sent/received since the last meeting.

Board discussed cul-de-sac improvements.

Board discussed the land usage agreement request from the homeowner at 638 Via Espiritu.

Architectural

Board reviewed the pending architectural application.

614 Via Espiritu (Tree removal at Association's expense)

Motioned, Seconded: "To approve for the homeowner to remove the tree at his/her own expense. Homeowner may then submit an architectural request for replacement/additions in this area."

Approved: 4-0

612 Via Espiritu (Front courtyard modifications/additions)

Motioned, Seconded: "To approve the architectural request."

Approved: 4-0

Landscape

Board reviewed the landscape inspection report.

Management Report

Board reviewed the management report.

Board reviewed the proposals from Artistic Maintenance for the slope renovations.

New Business

Board reviewed the By-Laws.

Motioned, Seconded: "To confirm that these are the correct By-Laws and the Association has followed these By-Laws since they were set forth."

Approved: 4-0

Board reviewed the Patrol One service report.

Presentations

A representative was in attendance from The Soto Co. to propose a landscape contract.

Two representatives were in attendance from New Way Landscape to propose a landscape contract.

A representative from Park West was in attendance to propose a landscape contract.

Next Meeting

The next meeting will be held March 20, 2014 at the San Clemente Community Center.

Adjournment

The meeting adjourned to Executive Session at 8:07 PM.

BOARD CERTIFICATION AND APPROVAL OF MINUTES

This is to certify that Villagio I Homeowners Association is a California Nonprofit Mutual Benefit Corporation; that the Board is duly constituted; has made all decisions based on reasonable investigation in good faith and with regard to the best interests of the community and its members; has exercised discretion within the scope of its authority under relevant statutes, covenants and restrictions in discharging its obligations; and hereby approve the authenticity of actions reported of this meeting.

Respectfully Submitted:

Jenna Campbell, RS

Board Signature