

**SANDALWOOD VILLAGE HOA
BOARD OF DIRECTORS MEETING
JULY 11, 2018– OLD SUSANA CAFÉ
1555 KUEHNER DRIVE, SIMI VALLEY CA 93065
MINUTES**

APPROVED

CALL TO ORDER

President: Leslie Doll called the meeting to order at 6:00 PM.

ROLL CALL

President: Leslie Doll Vice President: Peter Dedlow (@6:05 pm), Treasurer: John Burrows & Member At Large: Nancy McElroy.

Absent: Secretary Open Seat.

Also present: Association Manager and Recording Secretary Raymond Melero with Spectrum Property Services.

Guests: Richard Smith and Elijah Wilkins of EmpireWorks and Construction to provide a brief update on the paint job walk for the community. EmpireWorks is working on a Quantity and Location report for the wood replacement project that will take place in lieu of the painting project.

HOMEOWNERS FORUM

6490-4 Stoney View Lane; Imelda Davis – Homeowner questioned the proposed amendment for the rental restriction.

6475-4 Stoney View Lane; Patti Dedonato – Homeowner had concern of fence not being inspected during the termite inspection. Manager informed homeowner to contact Ventura Pest Control to contact to reschedule an inspection so treatment is also performed to wood fence.

6475-7 Stoney View Lane; Robert Flannagan – Homeowner attended meeting to question amendment to the CC&R's with regard to the rental restriction. Homeowner was instructed to provide specific questions in writing to provide to legal counsel for answers and response. Homeowner also requested that the Board of Directors no longer proceed with proposed amendments.

NEW OWNER LIST

Twin Circle Lane: None
Stoney View Lane: None

2018 CALENDAR/RESERVE CALENDAR

000004

APPROVAL OF MINUTES

Nancy made a motion to approve the minutes for June 13, 2018 Leslie seconded the motion; the motion was unanimously approved.

TREASURER'S REPORT

Treasurer to report the following for month ending **JUNE 2018**:

Beginning Balance Operating	\$171,989.75
Cash Receipts	\$64,779.05
Cash Disbursements	(\$48,570.80)
Other (Transfer/Misc. Income)	0.00
Interest	0.00
<u>Operating Cash Balance</u>	<u>\$188,198.00</u>
Beginning Balance Savings	\$913,073.60
Cash Receipts	0.00
Disbursements	(\$13,921.14)
Other (Transfer/Misc.)	\$19,528.00
Interest	\$894.87
Savings Account Balance	\$919,575.33
Budgeted Reserve Liabilities	(\$919,575.33)
Reserve Account Overage/Shortage	\$0.00

Leslie made a motion to approve the June 2018 Treasurers report. Nancy seconded and the motion passed.

John had made a request to manager to contact Bank to change the statement date so that reconciling the finances are much easier to do so, as the "end date" of the statements are approximately 4 days prior to the end of the month.

COMMITTEE REPORTS

- A. Architectural - No items to review at this time.
 - 1. The Board reviewed the approval paperwork for the previous approved architectural modifications as each request were following the standards for the HOA.
6491-1 TCL – A/C unit repairs **APPROVED**
- B. Landscape
 - 1. No items requiring action at this time
- C. Pool/Spa
 - 1. No items to review regarding the pools at this time.

MANAGER'S REPORT

- A. Repair & Maintenance Log
 - 1. No items to report at this time as all items have been approved and completed with regard to each individual items.

000005

B. Delinquency Report

1. Payment Plans – No matters requiring action at this time.
2. Liens – No liens at this time or action required by the Board of Directors.
3. Foreclosures – No matters at this time.

C. Violations

The Board of Directors elected to unanimously approve and uphold violations not completed and remove violations completed. Violation hearing verdicts will be sent out accordingly.

D. Violation Appeals

1. Board reviewed the appeal from Homeowners and letters will be sent accordingly.
 - A. 6509-4 TCL – The request was approved to remove the violation as the screen door has been placed back on track, per the photo submitted by the homeowner.

OLD BUSINESS

The Board was unable to proceed with the annual meeting due to insufficient quorum requirements being met. The Board of Directors will remain as the same for the two year terms.

NEW BUSINESS

Proposals for the Gutter Cleaning, Roof Maintenance and Tree Trimming shall be available for review at the August Board meeting.

NEXT MEETING

The next Board of Directors meeting is scheduled to be held on August 7, 2018 at 6:00 PM, at the Old Susana Cafe.

ADJOURNMENT

Meeting adjourned at 7:17 PM per Board consensus.