

**BEACHWALK HOA
BOARD OF DIRECTORS MEETING
VETERANS MEMORIAL BUILDING
941 WALNUT AVENUE, CARPINTERIA, CA 93013
MARCH 25, 2019– 5:30 P.M.**

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. HOMEOWNERS FORUM (limit to 15 minutes total)**
- IV. 2019 CALENDAR – RESERVE CALENDAR** 1-2
- V. NEW OWNER LIST** 3
- VI. APPROVAL OF MINUTES** 4-8

TREASURER’S REPORT

A. <u>Treasurer to report the following for month ending FEBRUARY 2019</u>	
Beginning Balance Operating	\$116,158.14
Cash Receipts	\$24,199.53
Cash Disbursements	(\$25,442.64)
Other (Transfer/Misc. Income)	\$0.00
Interest/Dividends	\$0.00
Operating Cash Balance	\$114,915.03
Beginning Balance Savings	\$391,160.66
Cash Receipts	\$0.00
Disbursements	(\$31,698.51)
Other (Transfer/Misc.)	\$12,121.05
Interest	\$206.66
Savings Account Balance	\$371,789.86
Budgeted Reserve Liabilities	(\$371,789.86)
Reserve Account Overage/Shortage	\$0.00

“I have reviewed all bank reconciliations for operating and reserve accounts as provided to me by Spectrum Property Services, in accordance with, Section [Civ. Code §5500](#) California Civil Code”

CD Rates FYI

Union Bank CD+: 160K matures 3/25/19 *enrolled another 30 days*
Union Bank CD+: 75K matures 6/12/19 *no action required

- VII. COMMITTEE REPORTS – Limited to 5 minutes each only**
 - A. ARCHITECTURAL – No action at this time**
 - B. LANDSCAPE – FBR**
 - 1. Proposal from Arborist to trim trees throughout community **FBD** 9-13
 - 2. Draft Notice for Landscaping Questionnaire – Communities feedback on plants **FBR** 14
 - 3. Addressing specific trees in community scheduled for April 11 & 12th **FYI**

- C. POOL – **FBR**
 - 1. Selecting tiles for the plastering of the pool
EMAILED BOARD FOR SELECTION

VIII. MANAGER’S REPORT

- A. Repair & Maintenance Log 15
 - 1. Proposal to begin Deck repairs @ 4940 & 4952 Sawyer **Tabled**
 - 2. Change Order #8 for 4802 Sawyer Avenue **FYI** 16-17
 - 3. Termite inspection report for 4846 Sawyer Avenue – **FYI** 18-23
 - 4. Proposal for power washing buildings **TABLED** to coincide with landscaping project?
- B. Delinquency Report - attached for Board review 24-25
 - 1. Liens – None at this time
 - 2. Foreclosure – None at this time
- C. Violation Log – **PRINT LOG BY ADDRESS - FOR BOARD REVIEW** 26-27
 - 1. Correspondence sent to individual homeowners regarding their specific violation
- D. Violation Appeals – **None at this time**

Violation Hearing Verdicts – **No action required**
- E. Correspondence – **FYI/FBR**
 - 1. Letter from Homeowner – Opinion on landscaping **FYI** 28
 - 2. Letter from Homeowner – Violation **FBR** 29
 - 3. Letter from Homeowner – Concerns about matters in community **FBR** 30
 - 4. E-mail from Property manager – 4912 Sawyer Avenue **FYI** 31

IX. OLD BUSINESS

Discussion for Community Garage Sale in Spring scheduled for June????

X. NEW BUSINESS

Draft 2018 Audit **FBR** 32-48

XI. NEXT MEETING

The next meeting will be the Rescheduled annual meeting and is scheduled to be held on April 22, 2019 @ 5:30 PM at the Veterans Memorial Building 941 Walnut Avenue, Carpinteria, CA 93013.

XII. ADJOURNMENT

XIII. EXECUTIVE SESSION – Legal, Violations and Contracts