

**HUNTINGTON LANDMARK
SENIOR ADULT COMMUNITY ASSOCIATION
BOARD OF DIRECTORS**

MINUTES OF REGULAR MEETING

Thursday, May 2, 2019, 9:00 AM, Main Lounge

1. CALL TO ORDER – President Brewer called the meeting to order at 9:05 AM.

2. ROLL CALL – a quorum was present
Marilyn Brewer, President
Nancy Stuart, Vice President
Dayton La Grua, Secretary
Walter White, Chief Financial Officer
John Muse, Member-at-Large
Jean MacLennan, Member-at-Large

3. OTHER ATTENDEES
Kimberly Pollard, General Manager
Dianna Marcks
Approximately 40+ owners

4. HOMEOWNER FORUM – Six (6) homeowners addressed the Board on:
 - a. Excessive speed in Landmark and speed laws (1).
 - b. Extended pool hours for under 18-year-old guests (5).

5. CONSENT CALENDAR – Marilyn Brewer
The use of the Consent Calendar will enable the Board to conduct its business in a more timely and efficient manner. If the Board agrees, it would be appropriate at this time to entertain a motion to accept the Consent Calendar as presented. Any items deemed inappropriate may be pulled from the Consent Calendar and excluded from the motion for additional discussion.
Motion: to accept the consent calendar including the minutes of the April 4, 2019 Board of Directors meeting was made by Director Stuart, seconded by Director La Grua and unanimously approved.
 - a. Approval of Agenda
 - b. BOD Minutes – 4/4/19 Regular
 - c. Management Report
 - d. Committee Minutes/Reports
 1. Architectural Control Committee
 2. Election Advisory Committee
 3. Finance Advisory Committee
 4. Landscape Advisory Committee – Pulled – Chair, Nancy Henry provided report.
 5. Maintenance Advisory Committee
 6. Property Protection Advisory Committee

6. CFO REPORT
 - a. The monthly Financial Report was provided by CFO Walt White.
 - b. March 2019 Financial Report
Motion: Ratify the review of the Association's unaudited March 2019 financial documents and statements required by Civil Code Sections 5500 & 5501 completed by

an Executive Committee consisting of Director White (CFO) and Director Muse. The Financial Advisory Committee assisted with the review of the financial documents and statements prepared on April 12, 2019 by the Association's management agent, Associa Professional Community Management was made by Director White, seconded by Director La Grua and unanimously approved.

c. Monthly Financial Report Review

Motion: Rescind the motion approved by the Board on December 6, 2018 appointing Director White (CFO) and Director Muse as an Executive Committee, assisted by the Finance Advisory Committee, to review financial documents and statements on a monthly basis as required by Civil Code 5500 and 5501 was made by Director White, seconded by Director Muse and unanimously approved.

Motion: All directors shall review financial documents and statements on a monthly basis as required by Civil Code sections 5500 and 5501 was made by Director White, seconded by Director La Grua and unanimously approved.

d. Prepaid Accounts Write-off

Motion: Abandon and write-off nine (9) prepaid settled accounts:

114-4512, 14-4761, 114-6206, 114-9012, 116-2578, 204-3324, 210-4467, 114-9119, 115-7156, was made by Director White, seconded by Director La Grua and unanimously approved.

7. UNFINISHED BUSINESS – None

8. NEW BUSINESS

a. Board Vacancy

Motion: Ratify the Board's earlier decision to not fill the vacancy created by the untimely death of Director Marvin Garrett until the Fall 2019 election, and to appoint Director Nancy Stuart to serve as Vice President until the end of the Board's current term, was made by Director White, seconded by Director MacLennan and unanimously approved.

b. Extending Main Swimming Pool Hours for Guests 3 to 17

Motion: To approve use of Main Swimming Pool hours for guests between 3 and 17 years old, on Sundays from noon to 4:00 p.m., for the calendar period between the Sunday of Memorial Day weekend and the Sunday of Grandparents Day (Sunday after Labor Day), was made by Director Muse, seconded by Director La Grua, with a roll call vote requested by President Brewer.

By roll-call vote:

- a. Director MacLennan – Nay
- b. Director Muse – Abstain
- c. Director White – Nay
- d. Director Brewer – Nay
- e. Director La Grua – Nay
- f. Director Stuart – Nay

Motion fails 0 Aye, 5 Nay, 1 Abstention.

9. DISCUSSION ITEMS – None

10. DIRECTOR'S COMMENTS

- a. Dayton La Grua –
 - 1. Chorale spring concert saluting armed forces and all who served will be on May 18th.
- b. Walt White –
 - 1. The installation of 14 roll-up garage doors in Ph-13 is to evaluate the feasibility of replacing garage doors during phase refurbishment.
- c. Marilyn Brewer –
 - 1. New signage is being installed on all pool gates to remind everyone not to prop open the gates. Propping open the gates not only causes us to pay a fee to have the alarms reset but, is against the law and could result in the closure of the pools by the Orange County Health Department and a hefty fine.
 - 2. Next Board meeting will be June 6, 2019 at 6pm in the main lounge.
 - 3. The next Board Executive session will be May 17th in MPR2 at 9am.

11. ADJOURNMENT – President Brewer adjourned the meeting at 10:00AM by general consent.

12. NEXT BOARD MEETING – **Thursday, June 6, 2019 at 6:00PM in the Main Lounge.**

EXECUTIVE SESSION 4/18/19

- a) **Contract Formation** –
 - i) 2019 Fall Election –
 - (1) HOA elections of California was selected to Serve as the 2019 inspector of elections. They provided This service last year, as well. This is a not to exceed Contract for \$5,000.
 - ii) Rain Gutters –
 - (1) Management was directed to research the installation of rain gutters where needed in Huntington Landmark.
 - iii) Garage Doors –
 - (1) Management was directed to develop a plan to change out 14 garage doors in phase 13 during the refurbishment process at a not to exceed price of \$10,000.
- b) **Legal**
 - i) Hearings
 - (1) Landscape violations (3)
 - (a) Resolution discussion, (1).
 - (b) Failed to appear; fine notification letters to be sent, (2).


Dayton La Grua, Secretary


Date