

**HUNTINGTON LANDMARK
SENIOR ADULT COMMUNITY ASSOCIATION
BOARD OF DIRECTORS
MINUTES OF REGULAR MEETING**

Thursday, June 6, 2019, 6:00 PM, Main Lounge

1. CALL TO ORDER – President Brewer called the meeting to order at 6:00 PM.
2. PRESIDENT’S OPENING STATEMENT – Marilyn Brewer
 - a. Recognition of the 75th anniversary of D-Day, June 5, 1944.
 - b. Salute to all veterans present.
3. Flag Salute – Walt White
4. ROLL CALL – a quorum was present

Marilyn Brewer, President	John Muse, Member-at-Large
Nancy Stuart, Vice President	Jean MacLennan, Member-at-Large
Dayton La Grua, Secretary	
Walter White, Chief Financial Officer	
5. OTHER ATTENDEES Approximately 35+ owners

Kimberly Pollard, General Manager
Dianna Marcks
6. HOMEOWNER FORUM – Three (3) homeowners addressed the Board on:
 - a. Use of Hazardous Cancer-Causing Weed Killer in Landmark (1).
 - b. Phase 10 Landscape Refurbishment Procedure (1).
 - c. Announcement of Services and Celebration of Life for Prue Jantz (1)
7. PRESIDENT’S EXECUTIVE SESSION REPORT – Marilyn Brewer

The BOD met in executive session on May 17, 2019 with 5 members in attendance. M. Brewer was absent. 3 landscape hearings were conducted. 2 matters were resolved - 1 failure to appear. 2 items were taken up as emergency items. The BOD ratified a contract with Sam’s garage doors to install 12 roll-up doors in phase 13 at a cost of \$8, 229.60. A follow up evaluation will be conducted to determine scales of economy and financial savings by installing new garage doors during phase refurbishment. 2. The BOD voted to accept the CCTV Masters proposal to install video cameras in the management and recreation parking lots at a not to exceed price of \$26,000 both measures passed unanimously.
8. 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 May 5, 2019 Board of Directors meeting was made by Director La Grua, seconded by Director Muse and unanimously approved.

- a. Approval of Agenda
- b. BOD Minutes – 5/2/19 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

9. CFO REPORT

- a. The monthly Financial Report was provided by CFO Walt White.
- b. April 2019 Financial Report
Motion: I ratify that I have reviewed, independent of a board meeting, the unaudited April 2019 financial documents and statements described in Civil Code 5500 was made by Director White, second by Director Stuart and unanimously approved.

10. UNFINISHED BUSINESS – None

11. NEW BUSINESS

- a. Phase 12 Paint Color - Master Plan
Motion: To change the Phase 12 paint color scheme as requested by an owner petition was made by Director White, seconded by Director Muse and defeated, 0 yea, 6 nays.

12. DISCUSSION ITEMS – None

13. DIRECTOR'S COMMENTS

- a. Walt White –
 1. At its May 20th meeting, the City Council approved reducing our water-service (meter) fees beginning July 1st. It is estimated that our meter fees will be reduced by about \$71,500 for the remainder of the year. This was the result of our efforts during the past 2 years to convince the City that we were being overcharged. We maintained that we should be charged by the size of our meters and not by the number of residences served by our meters.
City officials reported that water-service (meter) fees were adjusted as required by State law to place costs where they should be appropriately funded. As a result, meter fees for single-family residences were increased while those for multi-family residences (ours) were decreased. In addition, sewer-service fees were reduced by about 9% while water-usage (consumption) rates were increased by about 6%.
Summary of changes for July-December 2019:
 - Water Service (meter) – reduced by about \$71,500
 - Sewer Service – reduced by about \$5,500

- Water Usage (consumption) – increased by about \$6,000
- Total Reduction– about \$71,000

These water & service fee reductions will be carried forward into future years. Although they will be slowly increased, our costs for those services will be less than in the past.

b. Marilyn Brewer –

1. Next Board meeting will be July 11, 2019 at 9am in the main lounge.
2. The next Board Executive session will be June 21st in MPR2 at 9am.

14. ADJOURNMENT – President Brewer adjourned the meeting at 6:36PM by general consent.

15. NEXT BOARD MEETING – **Thursday, June 6, 2019 at 9:00AM in the Main Lounge.**

EXECUTIVE SESSION 5/17/19

a) Contract Formation –

- i) Garage Doors
 - (1) Sam’s Garage Doors was selected to install 12 roll-up garage doors in Phase 13 at a cost of \$8,229.60
- ii) CCTV Masters was selected to install video surveillance cameras in the recreation and management parking lots at a cost of \$26,000
 - (1)

b) Legal

- i) Hearings
 - (1) Landscape violations (3)
 - (a) Resolved, (2).
 - (b) Failed to appear; fine notification letter to be sent, (1).
 - (2) Delinquency (1)
 - (a) Failed to appear; notice of suspension of privileges will be sent.
 - (3) Collection Process Proposal – to be finalized by Director White for presentation at June 21, 2019 Executive session.
 - (4) Removal of Building Attachments policy – Director White to continue to develop policy with a revision to include conditions for reattachment.


Dayton La Grua, Secretary


Date