

MALIBU BAY HOMEOWNER'S ASSOCIATION – Meeting 5-14-11 – Minute

Meeting began 9:05 a.m. with eleven of 187 homes represented.

Treasurer's report: \$12,616.24 in checking. \$2,838.08 in savings.

These figures reflect that 179 homes paid their assessments before the end of April, and we are rebuilding our treasury.

Previous minutes were read and amended. The East Pond erosion rip wrap should read 305 feet, not thirty. No other additions or correction were made, and the minutes were approved as read.

Four habitual non-payers are facing lawsuits (evictions etc) and four homes are empty. The general approach at this point is. Pay or move.

The four empty homes are: 1019 San Mateo, which has been empty for 3 ½ to 4 years with no activity. We will only be able to collect a past six months from the time a new buyer would purchase the home. 254 Malibu, 1056 Princeton, and 1037 Redondo are also empty. At this point the Village will shut off the water, and cut the grass at these locations billing the banks that hold the titles.

The issue of the LaRocca shed with lack of permit compliance: our attorney advises to take no action at this time. Regarding restitution, the court date of 4/26 has been continued to 6/14. Our attorney is also petitioning for the right to research their assets. We are in the process of getting quotes on the continued East Pond erosion repair. It will be 162 feet from the previous culvert to Princeton.

Regarding the Arguelles rental, the Board did not to approve his requested extension to the current multi- occupant contract Mr. Arguelles has with his renters as it sets an undesirable precedence opposite to our CCR's. Malibu Bay is a single family Complex. Also, the Arguelles shed has been removed as it was not to code, and had no permit.

Parkway tree status. The Board has made requirement exemptions to parkways that have issues of space and/or obstructions such as hydrants, lamp posts, Julie (buried utilities) etc. Such notices have been placed in that home's file with the association. There is still a home on Sunset Point that has not responded to our requirement for the past three years. One home on Bodega has a dead tree that needs replacement.

Tree pruning was addressed to make it safe for people to use sidewalks. Homeowners who are inexperienced or physically require help to comply need only contact the association for help, We are not landscapers, but we are neighbors.

Regarding lawns-weeds etc.-the village code says they can be no more than 6" high, but not whether they are weeds or not.

The Board would like to gratefully acknowledge those responsible pet owners who pick up after their pets, from yards and especially our common grounds. If a problem occurs regarding this issue, the Board recommends calling Animal Control.

The Board is looking into the re-seeding of our commons where needed; in the fall so we would not incur additional expense of watering them.

Our new landscaping service, Sybert Landscaping has proved very satisfactory to date. They are local, they respond promptly and have done a good job. They have used 4 lbs. per 1000 sq. feet of weed control/fertilizer on our commons versus the previous jobber who used only ½ lbs. in the past, and have stayed within our budget.

We still need more block captains! Your main job would be to be a neighbor and to bring any problems or issues to the Board. You would NOT be expected to solve any problems or issues.

Survey Results: regarding boats –32 yes, 59 no, bal un-decided.

Changing the picnic date to September

55 yes, 33 no and 99 un-decided.

Plowing snow from sidewalks after two inches from

Heritage to Sunset

29 yes, 67 no, 89 undecided.

There will be an additional newsletter in late August.

The meeting was opened to the floor.

A question was raised to the curb situation at the complex entrance that has made it quite a “speed bump”. This has occurred since the Village re-did the area with the traffic light. It is unlikely they will do anything about restoring it.

Another issue was questioned regarding the weed burn behind the homes on Malibu that JJC has done that has damaged trees and fences. The Board recommends addressing JJC Directly and then the Village Attorney.

Meeting adjourned 10:04 a.m.

Respectfully submitted: Pat Pasquini, Secretary

A handwritten signature in cursive script that reads "Pat Pasquini". The signature is written in dark ink and is positioned below the typed name.