

**BELLA TIERRA COMMUNITY ASSOCIATION
BOARD OF DIRECTORS REGULAR SESSION MEETING MINUTES
FEBRUARY 13, 2018**

NOTICE OF MEETING

Upon due notice given and received, a meeting of the Board of Directors was held on February 13, 2018 at the community clubhouse.

ATTENDANCE

Directors Present

Terri Perry	President
Kevin Hagan	Secretary
Eric Dee	Treasurer

Others Present

Bill Scales	Total Property Management, Inc.
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CALL TO ORDER

A quorum was present, and the Regular Session meeting was called to order at 6:30 P.M.

EXECUTIVE SESSION DISCLOSURE

An announcement was made indicating that the Board met in Executive Session prior to the General Session Meeting where the following issues were discussed: Hearings for Non-Compliance matters, and Contracts and Legal matters as permitted by California Civil Code.

HOMEOWNER FORUM

Any owner in attendance is permitted three minutes to address the Board regarding Association related issues. The Board may address the issues at that time or at a later meeting. Once the homeowner forum has concluded, membership is welcome to observe the remainder of the meeting; however, they are not permitted to participate.

Several owners attended, and items of discussion were as follows:

- Suggest committees.
- Maintenance suggestions.

ACTION ITEMS

Minutes

A MOTION WAS MADE, SECONDED AND UNANIMOUSLY CARRIED to approve the January 9, 2017 Regular Session meeting minutes as presented.

Management (Action) Financial Report:

Accept the December 31, 2017 Financial Statements

The Operating account balance as of 12/31/17 is: \$63,622.55

The Reserve Balance as of 12/31/17 is: \$883,676.46

The Reconstruction Fund Balance as of 12/31/17 is: \$3,332.20

Plumbing Repair

A MOTION WAS MADE, SECONDED AND UNANIMOUSLY CARRIED to approve a email was sent to the Board 1/19 to inform LeCourt Plumbing found the source of the water leak near the clubhouse and the cost to repair is \$5,250.00. The repair has been completed and this item is on the agenda for the Board to ratify the expense for the repair.

Fire Extinguisher Service Proposal

A MOTION WAS MADE, SECONDED AND UNANIMOUSLY CARRIED to approve the Enclosed is a proposal from Fire Safety First to perform annual service on 43 extinguishers and hydrostatic testing on 31 extinguishers at a cost of \$1,780.00.

REPORTS

The Board reviewed the following reports:

- Work Order Report
- Patrol Report

LIENS

Approve liens .

NEXT MEETING

The next Board of Directors meeting is scheduled March 13, 2018, at 6:00 P.M. The Executive Session (Closed Session) starting at 6:00 p.m. at the community clubhouse.

ADJOURN

There being no further business to come before the Board at this time, A MOTION WAS DULY MADE, SECONDED AND CARRIED UNANIMOUSLY to adjourn the meeting at 7:10 p.m.

ATTEST:



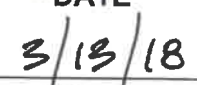
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