



Board of Directors Meeting Minutes

Date: June 21, 2023

Time: 6:30pm

Location: **Zoom**

Board Members:

Present (Note the # required for quorum = 4) 4			Not Present
Curtis Wade-Wojnicz - President	Irene Galindo-Cantu – Vice President	Olga Gallego-Treasurer	Joseph Barnes - Member
Kathy Beer-Member	Arnoldo Perez – Member	Monica Garcia-Secretary	

Minutes:

Agenda	Discussion	Tasks/Conclusion	Responsibility
<i>Call to order@6:35 PM</i>	All board of Directors were present except Joseph Barnes	Roll Call	Monica-Secretary
<i>Establish Quorum@6:37 PM</i>	Yes	4 needed	Curtis Wade-Wojnicz - President
<i>Approval of Meeting Minutes@6:45 PM</i>	a) Board Meeting May 23, 2023 Minutes	<ul style="list-style-type: none"> • Irene motions to approve the minutes • Olga seconds the motion • Discussion: <ul style="list-style-type: none"> ▪ No Discussion • Unanimous vote for yes • Motion carries. 	Monica - Secretary
<i>Management Report</i>	a) Review of the Delinquent Accounts Report. One unit – on payment plan One unit – pending payment plan b) Rental Units Updates: 10 units are currently rented c) 10 Units were sent emails that they can rent, they have until 7/5 to present a lease agreement before we reset the list d) Insurance Recap e) Parking Rules to go out 6/23/23 f) Landscaping: Stage 2 water restrictions. Staff is hand watering some areas that do not have irrigation valves		PMG, PMG and Board
<i>Old Business</i>	a) Pool Renovation Update: July 1 for reopen <ul style="list-style-type: none"> a. Currently being filled b. Will take 7 days to cure c. CK Pools will resume maintenance after the re-open 		PMG and Board

Agenda	Discussion	Tasks/Conclusion	Responsibility
	b) Status of Replacement of hot water lines behind units 133-164 <ul style="list-style-type: none"> a. Engineer Report was finished – Board to review 		
<i>Treasurer's Report</i>	a) Review of Account balances		Olga Gallego-Treasurer
<i>New Business</i>	a) Davey Tree Expert Company <ul style="list-style-type: none"> I. We have a total of 45 trees II. Fertilization program for oak trees will be \$1,948.50 to service in June III. Deep Root Watering for July-\$1,558.80/August-\$1,234.05 b) Foundation Issues – units 189-194 <ul style="list-style-type: none"> I. There were 2 separate bids that were provided. Each suggesting different solutions II. Recommendation: get an engineer to access the building and go off their recommendation 	<ul style="list-style-type: none"> • (I) Monica motions to approve the Fertilization program: <ul style="list-style-type: none"> ▪ Olga seconds the motion • Discussion: Deep Root Watering will be voted on next month • Unanimous vote for yes • Motion carries. 	PMG and Board
<i>Open Forum</i>	No Open Forum		
Meeting Adjournment		<ul style="list-style-type: none"> • Irene motions to adjourn the meeting <ul style="list-style-type: none"> ▪ Olga seconds the motion • Discussion: <ul style="list-style-type: none"> ▪ No Discussion • Unanimous vote for yes • Motion carries. <p>Meeting adjourned at 6:52pm</p>	

Submitted by: Monica Garcia
(Secretary)

Date: June 21, 2023

Board Approved on Date: July 19, 2023