

POINTE MARIN ASSOCIATION -- BOARD OF DIRECTORS MEETING AGENDA

Wednesday, August 14, 2024 -- 6:00 pm

Physical Location – Bayside Property Services 180 Harbor Drive, Suite 100, Sausalito, CA 95965 and

Zoom Teleconference: <https://us06web.zoom.us/j/86881207497?pwd=9uIC7W5xHpcnavEDBXTTE4KNZq7wBEL.1>

Meeting ID: [868 8120 7497](https://us06web.zoom.us/j/86881207497?pwd=9uIC7W5xHpcnavEDBXTTE4KNZq7wBEL.1)

Passcode: [220007](https://us06web.zoom.us/j/86881207497?pwd=9uIC7W5xHpcnavEDBXTTE4KNZq7wBEL.1)

Dial in: [1-669-444-9171](https://us06web.zoom.us/j/86881207497?pwd=9uIC7W5xHpcnavEDBXTTE4KNZq7wBEL.1)

6:00 PM -- OPEN SESSION: Establish Quorum/Call Meeting to Order/Roll Call: Pat Eklund, President; Mike Christian, Vice President and Secretary; Eric Vermillion, Board Member.

ANNOUNCEMENT: The meeting will be held via Zoom; the link and phone number is above. For technical assistance with Zoom, please call 415-383-8400. The physical location for the meeting is listed above. This meeting is being recorded to aid in preparation of minutes. Persons wishing to speak should use the “raise hand” feature or dial *9 if on the phone. Members must observe rules of decorum and not disrupt the meeting.

APPROVAL OF AGENDA

BOARD COMMENTS (Information only)

HOMEOWNERS FORUM: Members have up to 3 minutes to address the Board on non-agenda and agenda items. Time limitations allow others an opportunity to speak and may not be allotted to others.

MINUTES - Approve PMA HOA Board of Directors Meeting Minutes for July 15, 2024.

FINANCIALS - Review and approve Financials for June 2024

Approve Assignment to Collections & Filing Liens on Delinquent Owners (if any)

UNFINISHED BUSINESS

- 1) Update Pointe Marin BOD on development of an online survey of homeowners on the North Marin Water District proposal to construct a new pump station along Ignacio Blvd in place of the Lynwood Pump Station.
- 2) Call for an Election for the HOA Board and IRS resolutions, go through timeline and identify inspectors of election.
- 3) Consider re-establishing the Architectural Committee and call for homeowners interested in volunteering.
- 4) Bayside Property Management will provide update on the following Architectural Applications from the last meeting:

55 Oak Grove Drive	Mary and Dave Stavenfeldt	Painting
10 Creekview Court	Wedgewood Homes	Painting
SECOND ROUND: 44 Laurelwood Drive	Christopher Hatch	Windows & frame replacement
SECOND ROUND: 28 White Oak Way	Bradford Handy /Gianna Delucci	updated house painting application
7 Azalea Place	Raymond Wong	Relocate AC unit in backyard
12 Lilac Place	Steve Chang	Landscape Alterations
14 Creekview Ct	Steve Maricich	Backyard pergola construction
35 Hollyleaf Way	Ivona Glinski	House Painting
56 Oak Grove Drive	Mary and Dave Stavenfeldt	Painting
10 Creekview Court	Wedgewood Homes	Painting

NEW BUSINESS

- 1) Take action on the following new Architectural Applications for Board consideration:
 - 5 Ash Court replacement of grass to artificial grass
 - 1, 3, 7 and 11 White Oak Way - shared fence exact replacement project (no changes) – like for like
 - 4 Azalea Place - Repainting House (no color change) – like for like
 - 7 Palmer Court - Renewal by Anderson App : replacement of 1 window
 - 16 Azalea Place -- replace house's exterior wood trim, gutters, and downspouts and to repaint the entire house.
 - 36 White Oak & 31 Elmview -- small rail fence to prevent bicycles & pedestrians crossing private property.
- 2) Consider developing and adopting a policy clarifying the Architectural Review Process and guidance regarding fence and window replacements; and, painting houses where there are no changes in color, style, size, etc.. The process would

require homeowners to notify the property manager of the work desired by written communication along with confirmation it will be exactly the same – no changes – then, **the property manager will confirm in writing to the homeowner acknowledging receipt of the notice of the work to be done and confirming it is 'like-for-like' which would be sent to the homeowner with copies to the Board and filed in the HOA records maintained by the property manager.**

- 3) Update from Bayside Property Services – Online ownership portal demonstration by Justin Barton which covers how to pay assessments, apply for architectural changes (e.g. painting, landscaping, construction), access homeowner association information, etc..

Next Meeting Date proposed for: September 12, 2024

ADJOURN TO EXECUTIVE SESSION (if necessary): This part of the meeting is closed to the membership, per Civil Code Section §4935. Hearing for violation; Discuss member(s) violations including, but not limited to delinquent assessments; and requests for Internal Dispute Resolution (IDR) and/or Alternative Dispute Resolution (ADR). NOTE: The official Pointe Marin Association website is: www.pointemarinhoa.com Homeowners can download documents and sign up to receive notices when an item is posted. Review and take action as appropriate on homeowners not in compliance.