

**SURFCREST CORPORATION HOMEOWNERS ASSOCIATION
GENERAL SESSION MEETING MINUTES OF SEPTEMBER 26, 2018
A California Non-Profit, Mutual Benefit Corporation**

NOTICE TO THE MEMBERSHIP: Upon due notice given by way of monthly billing and posted 4 days in advance in the pool courtyard kiosk, the General Session of the Surfcrest Corporation Board of Directors was held at the HB Central Library, Lower Level.

DIRECTORS/MGMT:

Absent	Bob Herrera	President	Security/Parking Committee Chair
	Steve May	Vice President	Communications Committee Chair
	Gene Haberl	Treasurer	Maintenance Committee Chair
	Susan Sizlo	Executive Secretary	Landscape Committee Chair
	Susan Manson	Member at Large	Pool Committee
	Becky Seifert	Golden West	HOA Manager

CALL TO ORDER: A quorum of Board Members being present, the General Session of the Surfcrest Corporation Homeowners Association was called to order at 6:32 PM by the Vice President of the Board Steve May after roll call was taken.

HOMEOWNERS FORUM:

In accordance with the State Statute, the homeowners were given an opportunity to address the Board of Directors.

Homeowners Present

Vanessa English Casella, Tony Cassella and Tom Sizlo.

Homeowners in attendance concerns:

Owner wanted to confirm her understanding of what was stated at the August meeting regarding camera usage at Pacific Ranch HOA.

ADMINISTRATIVE

MINUTES

Approval of the August 22, 2018 General Session Minutes

A motion was made by, Susan Sizlo seconded by Susan Manson and carried to approve the August 22, 2018 General Session Minutes.

Management provided a clean copy of the July 25, 2018, approved minutes with the correction and additions as noted at the August 22, 2018 board meeting for signatures.

GLASS ACT

A motion was made by Susan Sizlo, seconded by Susan Manson and carried to approve the Glass Act proposal dated September 12, 2018, for holiday light decorations with a not to exceed \$3,500.00 at the front gate, palms at the front entrance and at the corner of Palm and Seapoint. Decorations will be down-graded depending on the condition of the lights from last year.

HOLIDAY LIGHTING CONTEST

A motion was made by Gene Haberl, seconded by Susan Manson and carried to approve the 2nd Annual Neighborhood Holiday Lighting Contest and Cookie exchange. Corp will donate \$150.00. Management will look for volunteers to help with the event.

**** EXECUTIVE SESSION**

During Executive Session the following topics were discussed:

Approved Executive Minutes of August 22, 2018.

Reviewed Collection matters against homeowner.

Reviewed delinquent accounts.

Owner hearings for violation of Rules and Regulations

FINANCIAL MATTERS:

Approval of the August 2018 Financial Report

A motion was made by Gene Haberl, seconded by Susan Sizlo and carried to approve the August 2018 Financial Report as submitted, subject to audit.

RESERVE STUDY

Board tabled approval of the draft reserve study and directed management to place review of the reserve study on the October agenda.

2018-2019 BUDGET

Board tabled approval of the proposed 2018-2019 budget and directed management to place the budget on both the October and November agendas.

AUDIT

A motion was made by Gene Haberl, seconded by Susan Manson and carried to approve the proposal from VanDerPol for the 2018 year-end audit in the amount of \$1,025.00.

RE-ALLOCATE RESERVES TO OPERATING

~~Management~~ was directed to relocate Pool/Spa – Components and Equipment Pool LED lights from reserves to operating. SPA LED lights from reserves to operating.

LANDSCAPE IRRIGATION

A motion was made by Susan Sizlo, seconded by Susan Manson and carried to approve a not to exceed \$500.00 for landscape irrigation improvements to planter at Palm and Seapoint.

SECURITY

No report.

MAINTENANCE

POOL KEY FOBS

A motion was made by Susan Sizlo, seconded by Susan Manson and carried to approve the proposal from Cypress Lock and Key dated September 26, 2018, for a pool key fob installation in the amount of \$7,066.25. The Board also approved each owner to receive one (1) pool key fob free of charge and should owners request a second key fob the charge will be \$50.00 at the initial distribution. Any lost pool key fob will cost \$250.00 to replace.

Tom and Susan Sizlo and Bob Herrera have volunteered to distribute the key fobs. Management will put together the distribution list.

CALIF GATE PROPOSALS

All California Gate proposals will be placed on the October agenda.

POOL TOWER

Management will place Pool Tower painting on the October agenda. Pool Chairperson will call Total Prep Manufacturer Rep to gain Cali Clean in use of their product.

ARCHITECTURAL

No submittals

COMMUNICATIONS

No actions

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EXECUTIVE SESSION At 7:45 p.m. the general session was closed to go into Executive Session. General Session will be re-opened upon completion of Executive session.

GENERAL SESSION At 8:46 p.m. General Session was re-opened.

ADJOURNMENT: A motion was duly made, seconded, and carried to adjourn the Surfcrest Corporation Homeowners Association General Session @ 8:58PM.

HOA APPROVAL: *Steve May*
Steve May
Vice-President
Treasurer
Steve May Signature 10-24-18

SECRETARY'S CERTIFICATE: I, Susan Sizlo, acting Secretary of the Surfcrest Corporation Homeowners Association, do hereby certify under penalty of perjury that the attached is a true and correct copy of the General Session Meeting held as approved by the Chairperson and President of the Association

Susan Sizlo
Acting Executive Secretary
Susan Sizlo Signature 10-24-18
Date