

CARBON CANYON I

Homeowners Association

Regular Meeting
December 13, 2011

TIME AND DATE:

The Board of Directors for the Carbon Canyon I Homeowners Association met Tuesday November 8, 2011 at the community clubhouse. The regular meeting was called to order at 7:12 P.M.

PRESENT:

Directors present: President - Charlie Blank, Treasurer - Julie Calderon, Secretary - Darlene Baca and Member at Large- Larry Keller.

Absent - Vice President- Kris Bakke

Present: Aza Ingraham & Eric Parsons - Association Management & Support Services, Inc.

EXECUTIVE MEETING DISCLOSURE:

The Board discussed the following issues:

- Collection Matters / Delinquencies

CONSENT CALENDAR:

The consent calendar has been approved and voted on as follows:

- Minutes of the November 8, 2011 Regular Meeting
- Financial Statements of November 2011
M/Calderon S/Blank (unanimous)

COMMITTEE REPORTS:

Architectural- Jesse Cunningham reported that there are no outstanding architectural submittals.

Landscape - The Water Saving Irrigation Smart Controllers are being reviewed to determine their feasibility.

Equestrian- There are two new horses in the stables, and all horses are in compliance with the insurance policy. The City of Chino Hills inspected the equestrian center because of the adjacent watershed, and two minor issues were pointed out, but because the equestrian center is not a public facility the correction of those issues are voluntary. However, if the costs are reasonable the corrections will be considered by The Board.

Financial - The association is under budget for the month of November by \$5,515.00.

Facilities - The clubhouse was painted and new chairs were bought.

MEMBERS OPEN FORUM:

The following issues were discussed in open session:

- No members addressed the Board

OLD BUSINESS:

Restating of CC&Rs – The revision of the CC&R's for the community is in process and being revised by an attorney. A draft copy will be distributed to the members for review and vote prior to its approval.

Association Rules Review – The Rules and Regulations of the community are being reviewed and a draft copy will be distributed to the members for review prior to its approval.

Tennis Court Resurfacing – Carried over until after the rainy season and the submittal of two additional bids.

Tennis Court Wind Screen Replacement – Carried over until after the rainy season and the submittal of two additional bids.

Clubhouse Painting (Ceiling) Ratify – The Board ratified the additional costs required for painting the interior of the clubhouse. M/Blank S/Keller

Stall Agreement & Insurance – All of the owners have submitted the required applications and insurance information requested.

NEW BUSINESS:

Landscape Proposals – The following Andre Landscape proposals were approved

69228 – M/Blank S/Baca

Homeowner Requests – 15618 Obsidian sent in a request for tree trimming. A letter will be sent to the owner requesting proper forms.

Tree Trimming Applications Reviewed / Approved – The following action was taken:

1964 Turquoise – The Board approved for the removal of the leaning tree at 1964 Turquoise. M/Blank S/Baca

Edison Billing Reimbursement – The reimbursement from East Carbon Canyon HOA for the Edison Bills is in process.

ADJOURNMENT:

There being no further regular business to conduct at this time; the meeting was adjourned at 9:00 P.M.

Next Meeting scheduled for January 10, 2012 @ 7:00 P.M.

SECRETARY CERTIFICATION

The Carbon Canyon Homeowners Association hereby certifies that the foregoing is true and correct copy of the minutes of the Carbon Canyon Homeowners Association Regular Board of Directors Meeting held on December 13, 2011 as approved by the Board Members in attendance at the meeting.

Secretary Elizabeth L. Juel Date 3-13-2012