

**CARRIAGE HILLS**  
**HOMEOWNERS ASSOCIATION**  
**REGULAR BOARD OF DIRECTORS MEETING**  
**MINUTES**  
**March 17, 2021**

Upon due notice given and received a Regular Meeting of the Board of Directors of Carriage Hills Homeowners Association was held on March 17, 2021 via the Zoom website.

**EXECUTIVE MEETING DISCLOSURE:**

The Board discussed the following issues in Executive Session prior to the General Session Meeting:

- Approval of Executive Minutes
- Delinquencies
- Violation Matters
- Legal Matters
- Contract Review

**REGULAR MEETING CALLED TO ORDER:**

The Regular Meeting was called to order at 7:19 P.M.

**PRESENT:**

**Directors Present:**

President – Peter Pirritano  
Vice President – Kenneth Maziol  
Treasurer – Victor Allende  
Secretary – John Garcia  
Member at Large – Anil Agarwal

Trisha Maza was present representing Association Management & Support Services, Inc

**APPROVAL OF MINUTES:**

The regular meeting minutes of January 20, 2021 were approved.  
M/Allende S/Agarwal

**REVIEW OF FINANCIALS:**

The Board reviewed the financials of January & February 2021. Management to email the Board regarding the reserve expenses since 12/2019.

A motion was made and approved unanimously to approve filing a lien against APN#: 1031-111-01-0000. M/Garcia S/Allende

A motion was made and approved unanimously to approve filing a lien against APN#: 1031-051-6-0000. M/Allende S/Garcia

**HOMEOWNERS FORUM:** One (1) homeowner was present.

**COMMITTEE REPORTS:**

**Architectural Committee:** Two applications were recently submitted and both applications were approved by the committee.

**Landscape Committee:** Chairperson Carolyn Pirritano provided a brief update regarding landscape concerns in the community.

**NEW BUSINESS:**

**CLS PROPOSAL #: 091238:**

A proposal to apply snail bait to all shrubs and ground cover areas throughout the community was reviewed by the Board. A motion was made and approved unanimously to have CLS add snail bait. (M/S/C 5-0)

**CLS PROPOSAL #: 650883**

A motion was made by Mr. Garcia, seconded by Mr. Allende, and passed to remove 2 limbs of Acacia shrubs and install 16-5-gallon Ceanothus at the N. side of Carriage Hills Lane. (M/S/C 5-0)

**MISCELLANEOUS ITEMS:**

Management to email a list of all new owners to Mr. Pirritano.

There being no further executive business to conduct at this time; the meeting was adjourned at 7:38 P.M.

**SECRETARY CERTIFICATION**

The Carriage Hills Homeowners Association hereby certifies that the foregoing is true and correct copy of the Regular Minutes of the Carriage Hills Homeowners Association held on March 17, 2021 as approved by the Board Members in attendance at the meeting.

Secretary / Board Member: \_\_\_\_\_ Date: \_\_\_\_\_