

**CASA CANON HOMEOWNERS ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS
AUGUST 13, 2018
MINUTES**

NOTICE With notice given and received, the Regular Meeting of the Board of Directors of the Casa Canon Homeowners Association was held on August 13, 2018 in the Casa Canon Clubhouse.

PRESENT Carmen Delibrado, President
Isabel del Pozo, Vice President
Elyse Hayes, Secretary
David Pixler, Member

Allan Schein, StoneKastle Community Management, Inc.

ABSENT Bhavisha Patel, Treasure

GUESTS None

CALL TO ORDER The meeting was called to order at 6:00 P.M. by, Carmen Delibrado, Treasurer.

EXECUTIVE REVIEW At the June 11 Board meeting the Board reviewed Delinquencies and legal matters.

OPEN FORUM This is a time designated for the homeowners to address the Board. Management would like to remind the Board, items not posted on the agenda may not be decided on, however we can offer that concerns or requests be noted on future agendas. Each owner has an allotted time limit to address their concerns set forth by the Board.

CONSENT CALENDAR Motion was made and seconded to approve the Regular Minutes from July 9, 2018. Motion carried unanimously.

Motion was made and seconded to approve the July 31, 2018 financial statements subject to audit at the fiscal year end. Motion carried unanimously.

Motion was made and seconded to approve the reserve study dated June 13, 2018. Motion carried unanimously.

**MANAGEMENT
FINANCIAL
REPORT**

Financial Update

As of July 31, 2018, the operating account had a balance of \$17,602.24. As of the same date the reserve account had a balance of \$268,263.33

The last reserve study conducted on June 13, 2018 showed the Association was 49% funded. A healthy funding is 75% or higher.

**CASA CANON HOMEOWNERS ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
AUGUST 13, 2018 - PAGE 2**

LANDSCAPE

Landscape Report

Carmen provided an update on the landscaping.

PROPOSAL

Horizon Lighting – LED Lamp at Light Pole

Motion was made and seconded to table the Horizon Lighting proposal until October 2018. Motion carried unanimously.

Horizon Lighting – Astronomical Clock

Motion was made and seconded to approval the Horizon Lighting proposal in the amount of \$888.54. Motion carried unanimously.

Andtech – Access Control System

Motion was made and seconded to approve a Kentech cloud base access control system, in the amount of \$6,250.00 plus a monthly charge of \$78.50. Motion carried unanimously.

Inouye, Shively and Klatt – Taxes and Audit

Motion was made and seconded to approve the proposal in the amount of \$1,000.00. Motion carried unanimously.

Clubhouse Rental Agreement Rules

Motion was made and seconded to approved the clubhouse rental agreement rules. Motion carried unanimously.

Architectural – 217 N. Tustin – Garage Door

Motion was made and seconded to approve the architectural request for a new garage door. Motion carried unanimously.

Ring Door Bell's

Motion was made and seconded to approve the three types of preapproved door bells. Ring video – Doorbell Pro, Nest Hello, and Ring video – Doorbell 2.

ADJOURNED

The meeting was adjourned at 6:45 P.M.

ATTEST

Respectfully Submitted by, Allan Schein, Senior Community Manager, PCAM.

APPROVED

Chairman of the Meeting

SECRETARY'S CERTIFICATE

I hereby certify that I am the duly appointed Secretary of the Casa Canon Homeowners Association, and do hereby certify under penalty of perjury that the foregoing is a true and correct copy of the

**CASA CANON HOMEOWNERS ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
AUGUST 13, 2018 - PAGE 3**

Minutes of the Board of Directors Meeting held August 13, 2018 was approved by the Chairman of the Meeting.

Dated: _____

Secretary