

**CASA CANON HOMEOWNERS ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS
SEPTEMBER 9, 2019
MINUTES**

NOTICE With notice given and received, the Regular Meeting of the Board of Directors of the Casa Canon Homeowners Association was held on September 9, 2019 in the Casa Canon Clubhouse.

PRESENT Carmen Delibrado, President
Isabel del Pozo, Vice President
Bhavisha Patel, Treasure (Called in to Establish Quorum)

ABSENT George Medina

MANAGEMENT Allan Schein, StoneKastle Community Management, Inc.

GUESTS None

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

EXECUTIVE REVIEW At the August 2019 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 August 12, 2019. Motion carried unanimously.

Motion was made and seconded to approve the August 31, 2019 financial statements subject to audit at the fiscal year end. Motion carried unanimously.

MANAGEMENT FINANCIAL REPORT Financial Update
As of August 31, 2019, the operating account had a balance of \$4,920.55 As of the same date the reserve account had a balance of \$213,995.11

The last reserve study conducted on August 2019 showed the Association was 39% funded. A healthy funding is 75% or higher.

LANDSCAPE Landscape Report
Report was given on the plantings and the last of the approval for plants till next year.

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RDA – Reserve Study 2019

Motion was made and seconded to approve the 2nd version of the Reserve Study with the change in the number of years for the Access control. Reserve Study indicates that the Association is currently 39% fully funded. Motion carried unanimously.

Budget 2020

Motion was made and seconded to table the review of the budget and to hold a separate meeting, Management will charge minimum of two hours for this additional meeting. Motion carried unanimously.

Audit and Tax – Inouye, Shively & Klatt

Motion was made and seconded to approve the proposal submitted by Inouye, Shively & Klatt for Audit and tax preparedness in the amount of \$1,000.00. Motion carried unanimously.

ARCHITECTURAL

209 N. Kodiak Unit C – Wood Fence Replacement

Motion was made and seconded to approve the architectural submittal for wood board replacements for the units wood fence. Motion carried unanimously.

221 N. Tustin Unit D – Front Porch Light Fixture

Motion was made and seconded to approve the architectural submittal for a new light fixture for the front porch area. Motion carried unanimously.

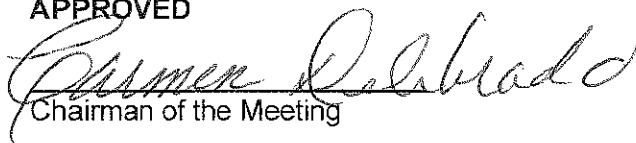
ADJOURNED

The meeting was adjourned at 6:35 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 Minutes of the Board of Directors Meeting held September 9, 2019 was approved by the Chairman of the Meeting.

Dated: 10/17/19

Secretary