



**REGULAR MEETING OF THE BOARD OF DIRECTORS
NOVEMBER 8, 2022
MINUTES**

Call to Order	President, Carmen Delibrado, called the meeting to order at 6:34 pm.
Board Meeting Rollicall	Carmen Delibrado, President Victor Lopez, Treasure Mark Stalnaker, Member at Large
Others Present	Jolene Horn, Association Manager
Absent	Panida Pawasittichot, Vice President
Open Forum	Homeowners present were given the opportunity to discuss their concerns with the Board of Directors. None were present.
Consent Calendar	<p>A motion was made, seconded, and unanimously carried to approve the consent calendar as follows:</p> <ul style="list-style-type: none">• Board Meeting Minutes for October 11, 2022• Financial Statements for September of 2022• Ratify the following repairs:<ol style="list-style-type: none">1. Homeway Construction install new parking pole to match others \$865.002. Horizon Lighting – Replace failed LED divers at pool area \$792.16
Financials	<p>Operating As of September 30, 2022, the operating account had a balance of - \$12,897.38</p> <p><u>Reserves</u> As of September 30, 2022, the reserve balance was \$355,324.46. The last reserve study shows the association funded at 45.94%. A healthy reserve funding is thought to be 75% or higher.</p>
Landscape	<p>Landscape Report The Board reviewed the October landscape report submitted by Coast Landscape.</p>



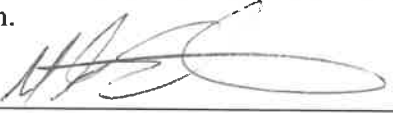
**New
Business**

Meeting with 227 D Kodiak

The Board directed Management to send a letter with what was offered and owner refused that offer.

Adjourn

Motion was made, seconded, and unanimously carried to adjourn meeting at 7:10 pm.


Board Signature

1/10/23
Date


Board Signature

1/10/23
Date