

**LOS PASEOS MAINTENANCE CORPORATION  
BOARD OF DIRECTORS MEETING  
GENERAL SESSION MEETING MINUTES  
SEPTEMBER 19, 2023**

**NOTICE:**

Upon notice duly given and received, the Los Paseos Maintenance Corporation General Session Meeting was held VIA ZOOM CONFERENCE CALL

**DIRECTORS PRESENT:**

Larry Mustful, Karen Herlihy, Diane Larson, Taylor LeClare and Bimali Walgampaya

**ABSENT: NONE**

**TRITZ PROFESSIONAL MANAGEMENT SERVICES, INC. REPRESENTATIVE :** Sue Norman, CCAM

**CALL TO ORDER:** The meeting was called to order at 5:30 PM

**MINUTES:**

Taylor LeClaire made a motion and Bimali Walgampaya seconded to approve the July 18, 2023 and the July 26, 2023 General Meeting Minutes. All in favor.

**HOMEOWNER FORUM:** NONE

**EXECUTIVE SUMMARY:** NONE

**GENERAL BUSINESS:**

Karen Herlihy made a motion and seconded to appoint herself, Taylor LeClaire and Bimali Walgampaya to the Executive committee for Code of conduct. All in favor.

The board reviewed the landscape proposals and Taylor LeClaire made a motion and Larry Mustful seconded to approve the contract for Villa Park Landscape to be our new Landscape Maintenance company and to send a termination letter to O'Connell Landscape.

The board discussed the California Leak Detection proposal and would like Sue to get 2 more bids.

The Board tabled the map proposal.

The Board discussed the pedestrian gates and would like several questions answered, then we can discuss it again at the November meeting.

The board discussed the Holiday lights, and we did not budget for it this year. Board members will pull the lights we have and see if they work.

The Board discussed the pool heat and umbrellas. Pool heat should be turned off October 31<sup>st</sup> and at that time Karen Herlihy will put all the umbrellas in storage. Sue is to make sure Personal Touch has the umbrellas clean.

The board discussed the drain clearing and will wait until the new landscapers come on and get their input.

**NEW/UNFINISHED BUSINESS:** None


**FINANCIALS:**

The board reviewed the outstanding report.

Diane Larson made a motion and Karen Herlihy seconded to approve of the July & August 2023 financials. All in favor.

**ADJOURNMENT**

The General Session Meeting was adjourned at 6:47 PM

  
Taylor LeClaire (Nov 28, 2023 15:30 PST)

Signature

Nov 28, 2023

Date







# September 19, 2023 General Meeting Minutes

Final Audit Report

2023-11-28

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