

**PACIFIC SHORES AT RANCHO SAN CLEMENTE HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
GENERAL SESSION MEETING MINUTES
JULY 11, 2016**

NOTICE

Upon notice duly given and received, the Pacific Shores at Rancho San Clemente Homeowners Association Board of Directors General Session meeting was held Monday, July 11, 2016 at 6:00 p.m. at the Bella Collina Towne & Golf Club, 200 La Pata, San Clemente, CA.

DIRECTORS PRESENT

Bill Rhodes, President
Gary Osendorf, Vice-President
Veer Beri, Treasurer
Lisa Bennis, Secretary
Tom Thompson, Member at Large

SEABREEZE MANAGEMENT COMPANY, INC.

Becky Morales, Account Executive

OTHERS PRESENT

Those listed on the sign in sheet.

CALL TO ORDER

A quorum being present, Bill Rhodes, Board President, called the meeting to order at 6:05 p.m.

EXECUTIVE SESSION SUMMARY

Management reported there was an Executive Session held following the General Session meeting on June 13, 2016 in which the Board approved meeting minutes, discussed delinquencies and contracts.

HOMEOWNER FORUM

The following was discussed in Homeowner Forum:

- Homeowner from 51 Via Zaragoza inquired as to landscape maintenance responsibility behind his house. He was informed that it was the Master Association responsible for that area.
- Homeowner from 40 Via Santa Maria inquired regarding the rules on construction noise. He reported that personal gardeners are starting power equipment before 8:00 a.m. He suggested a reminder be placed in the upcoming newsletter regarding the rule.
- Homeowner from 82 Via Santa Maria submitted a View Obstruction Form regarding 14 Calle Pastadero to the Architectural Committee.
- There was discussion regarding door to door solicitation. It was suggested the police be called as there is a City Ordinance regarding no solicitation.

MINUTES

Be it resolved, upon a motion duly made and seconded, the Board of Directors approved the Meeting Minutes for June 13, 2016 as submitted. The motion carried unanimously.

TREASURER'S REPORT

Be it resolved, upon a motion duly made and seconded, the Board of Directors approved the Financial Statements for June, 2016 subject to year-end audit. The motion carried unanimously.

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COMMITTEE REPORTS

- Master Association Delegate – Linda Wesselman reported that the Master Association was not meeting this month.
- Landscape Committee– Gary Osendorf reported that the Fuel Mod clearing was completed and Medlin Landscape is to return 7/12/16 for cleanup. The irrigation needs to be checked in the area as some places have no pressure, or not enough pressure to irrigate properly. Gary indicated it was okay to pay the invoice submitted from Medlin for the work. Bill Rhodes provided a water bill summary for the Board to review. Gary will call OCFA to meet regarding the next phase of the fuel mod clearing.
- Architectural/View Maintenance – They are moving forward with the Dunn Edwards house paint pallet. There was a question regarding submitting Architectural Applications if the approved color scheme is selected by the homeowner and if the Master Association’s approval is still needed. Management will research and report back at the next meeting. There was also a request for a community map referencing what a house is painted currently. Management will try and gather what information has been submitted.
- Financial Review Committee – Bill Rhodes provided an update regarding the financial condition of the Association. He stated he feels comfortable with the current reserve balance and the projects planned in the future.
- Homeowner Relations Committee – A request was made to the Architectural Committee to define the process for a homeowner to paint their home so it can be noted on the website as reference.

OLD BUSINESS

ASPHALT WORK

There was an update provided by Bill Rhodes, Board President, regarding the streets within Pacific Shores. He said job specifications will be developed and bid requests sent in coming months for work to commence in the fall.

RECORDS RETENTION & INVENTORY OF RECORDS

Bill Rhodes, Board President, reported there were 10 boxes remaining from storage. He provided Management with some old board packets to scan and save to a thumb drive and return for Cloud storage.

PLAYGROUND REPAIR PROPOSAL

Be it resolved, upon a motion duly made and seconded, the Board of Directors approved the proposal as submitted by PD Play to repair the damaged play structure for a cost not to exceed \$1,841.70. The motion carried unanimously.

NEW BUSINESS

TREE TRIMMING-42 CALLE FRESNO

Be it resolved, upon a motion duly made and seconded, the Board of Directors approved splitting the cost of \$250 with the homeowner of 42 Calle Fresno and have South Coast Gardening remove a coral tree which impacts her ocean view. Homeowner is to pay \$125, the Association is to pay \$125. The motion carried unanimously.

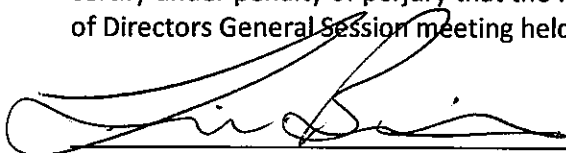
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ADJOURNMENT

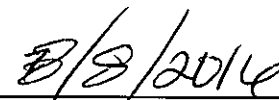
There being no further business to bring before the Board of Directors, the General Session was adjourned at 8:00 p.m. to Executive Session. The next meeting is scheduled for Monday, August 8, 2016 at the Bella Collina Towne & Golf Club, 200 La Pata, San Clemente, CA at 6:00 p.m.

SECRETARY'S CERTIFICATE

I, duly appointed member of Pacific Shores at Rancho San Clemente Homeowners Association, do hereby certify under penalty of perjury that the foregoing is a true and correct copy of the minutes of the Board of Directors General Session meeting held on July 11, 2016 as approved by the Secretary of the Board.



Signature



Date