

**SAN LORENZO COMMUNITY ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
JUNE 23, 2008**

**MINUTES**

- NOTICE** Upon due notice given and received, the Regular meeting of the Board of Directors of the San Lorenzo Community Association was held on June 23, 2008, at the San Lorenzo Clubhouse.
- PRESENT** Brooke Thomas, President  
Brian Riggs, Vice President  
Joe Capotrio, Treasurer  
Renee Trommler, Member at Large
- Taryn Puoci, Community Manager, Action Property Management, Inc.  
Pat Strohman, CLS Landscape  
Wayne Spurlock, Nordic Security Services
- Three (3) Homeowners
- ABSENT** Annette Gilbert, Secretary
- CALL TO ORDER** The meeting was called to order at 4:35 P.M. by Brooke Thomas, President.
- OPEN FORUM** Three (3) Homeowners were present to discuss landscaping within the community, guest parking and Homeowners using their garages for storage.
- CONSENT CALENDAR** A motion was duly made, and seconded to approve the minutes as presented. The motion carried unanimously. The Consent Calendar will become a part of and is attached to these Minutes.
- LANDSCAPE REPORT** CLS Landscape is continuing to maintain the landscaping that is currently installed. The next landscape walk is scheduled for Friday, June 27, 2008 at 9:00 A.M.
- UNFINISHED BUSINESS**
- APPROVAL OF THE NUISANCE DISPUTE RESOLUTION POLICY** Management included the nuisance dispute resolution policy as mailed to the Homeowners for a thirty (30) day comment period and the comments received from the Homeowners for Management to review. A motion was duly made, seconded and carried unanimously to approve the nuisance dispute resolution policy as presented.

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**NEW BUSINESS**

**NORDIC ACCESS  
CONTROL SYSTEM  
PROPOSAL**

Management included the proposal as submitted by Nordic Security Services in regard to the access system for the clubhouse and pool gates. The Board requested Nordic Security Services revise their bid to only 200 fobs, include the clubhouse door near the bbq area, the cost of internet access, a sample maintenance agreement and an example of a system already in place that the Board may visit. Nordic Security Services will provide the revised bid to Management to forward to the Board.

**JANITORIAL  
PROPOSAL**

Management included the proposal as submitted by Personal Touch Cleaning and Maintenance, Inc. in regard to cleaning the sound-glass in the pool area for one (1) time. A motion was duly made, seconded and carried to approve to clean the sound-glass around the pool area only. The Board requested Management have Personal Touch Cleaning revise the bid to separate the pool soundglass from the entrance sound glass. Once received, Management can email the bid to clean the pool sound-glass to the Board for signature.

**HOMEOWNER  
REQUEST-PARKING  
PERMIT**

Management received a request for a parking permit from the Homeowners of 18972 Northern Dancer Lane in regard to receiving a second (2<sup>nd</sup>) parking permit. A motion was duly made, seconded and carried unanimously to deny the Homeowners request.

**POOL MAINTENANCE  
PROPOSALS**

Management included three (3) proposals as submitted by Aquatrends, Decksides Pool and Aquatic Balance in regard to monthly pool service for San Lorenzo. The Board decided to table this issue to next month and have Management e-mail the current contract with Aqua Blue to the entire Board.

**LANDSCAPE  
MAINTENANCE  
PROPOSALS**

Management included the three (3) proposals as submitted by O'Connell, Douglas Landscape and Park West in regard to monthly landscape maintenance for San Lorenzo. The Board decided to table this issue to next month in order for them to have more time to review the bids. The Board requested Management contact Douglas Landscape to find out how much they charge for a one (1) gallon plant.

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**NEXT**

**MEETING**

The next regular meeting of the Board of Directors will be held July 28, 2008 at 6:30 P.M. at the San Lorenzo Clubhouse.

**ADJOURN**

There being no further business to come before the Board at this time the meeting was adjourned at 5:55 P.M.

**ATTEST**

Respectfully submitted by Taryn Puoci, Community Manager.

**APPROVED BY THE BOARD OF DIRECTORS 7/28/08**