

**SAN LORENZO COMMUNITY ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
MONDAY, AUGUST 9, 2021  
MINUTES**

**NOTICE** Upon due notice given and received, the Regular Meeting of the Board of Directors of San Lorenzo Community Association was held August 9, 2021, at 7:00 pm, via conference call due to COVID 19 and the order to social distance per the Governor of California.

**PRESENT** Lillian Franklin, President  
Bob Carson, Vice President  
Richard Williamson, Treasurer  
Jessie Jones, Secretary  
Robert Powers, Member at Large

Taryn Martin, President and Christie Alviso, Co-Manager, StoneKastle Community Management, Inc.

**CALL TO ORDER** The meeting was called to order at 7:00 PM by Bob Carson.

**OPEN FORUM** There were several homeowners present. Topics included: landscape water concerns on Balmoral, Pelham & Kentucky Down; the responsibility of the ARC Committee change or is it still the Board. Golf balls hitting windows especially by 14 & 15 hole.

**CLUBHOUSE COMMITTEE** No action at this time.

**MINUTES** Regular Session  
A motion was made, seconded, and unanimously carried to approve the Regular Session Board Meeting Minutes for July 12, 2021, as submitted. Motion carried unanimously.

**FINANCIAL INFORMATION** Financial Statement  
A motion was made, seconded, and unanimously carried to accept the July 31, 2021, financial statement, subject to fiscal year end audit. Motion carried.

**LIEN FILING** The Board of Directors reviewed the July 2021 delinquency report.  
  
A motion was made, seconded, and unanimously carried to approve waiving the amount of \$6.69 as a one-time courtesy and the homeowner has made a payment bringing the balance to that amount. Motion carried.

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**UNFINISHED  
BUSINESS**

Update - Metal Sheeting Repairs and Roof Evaluations

This item has been postponed.

Common Area Irrigation Drain Line Repair Proposal

A motion was made, seconded, and unanimously carried to deny the common area irrigation drain line proposals located at 4041 Balmoral, as it doesn't appear to be an issue any longer. Motion carried.

"No Parking" Fire Signs Assessment

Director Richard met onsite with OCFA to discuss fire signs and requirements needed to submit to OCFA. The Board directed management to obtain a proposal from Hunsaker to design a new fire sign plan.

Update – Association Perimeter & Interior Wrought Iron Proposals

This item has been postponed, until further proposals can be obtained.

Window Gasket for Wind Walls Proposals

This item has been postponed, until further proposals can be obtained.

**ARCHITECTURAL  
SUBMITTALS**

Nothing at this time.

**NEW BUSINESS**

Landscape Improvement/Replacement Proposals

A motion was made, seconded, and unanimously carried to approve the following proposals from Villa Park Landscape:

- VPL Proposal #VPL4557-21- Punchsit based on July Landscape Walk in the total amount of \$1,822.50.
- VPL Proposal #VPL4364-21- Planting for the perimeter of the community bordering the golf course in the total amount of \$32,197.50.

Roofing Maintenance Proposal

A motion was made, seconded, and unanimously carried to approve a proposal package from ADCO South Roofing, with the condition that it wouldn't infringe on the roof evaluation project and not to exceed in the amount of \$18,818.00. Motion carried.

Roof Gutter Proposal

A motion was made, seconded, and unanimously carried to approve Antis Roofing proposal #A19243 to repair open gutter trough joints and cleanout the rain gutter debris in the total amount of \$490.00. Motion carried.

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Holiday Lighting Proposal

The Board reviewed and discussed obtaining holiday light proposal from Light Up My Holiday, with the condition that the electrical concerns are addressed before they review a proposal.

Annual Fire Sprinkler and Alarm Testing Inspection Report

A motion was made, seconded, and unanimously carried to accept the reports, with the condition that the Board has concerns with the system completely not working.

Annual Fire Sprinkler and Fire Alarm Repair Proposal

This item has been postponed, until further concerns regarding the proposal is discussed.

Wrought Iron Repair/Replacement Proposal

This item has been postponed, while management can obtain an alternate proposal from CPR.

Memorialize Spa LED Light Proposal

A motion was made, seconded, and unanimously carried to ratify proposal from Aquatrends to replace the burnt-out spa LED lamp in the total amount of \$743.37. Motion carried.

**ADJOURN**

There being no further business to come before the Board of Directors at this time, the meeting was adjourned at 8:12 PM.

**ATTEST**

Respectfully submitted by Taryn Martin, StoneKastle Community Management.

**APPROVED BY THE BOARD 9/13/21**