

**SAN LORENZO COMMUNITY ASSOCIATION
REGULAR SESSION OF THE BOARD OF DIRECTORS
AUGUST 23, 2010**

MINUTES

NOTICE Upon due notice given and received, the Regular Session of the Board of Directors of the San Lorenzo Community Association was held on August 23 2010, at the Community Clubhouse in Yorba Linda, California.

PRESENT Jim Domen, President
Jessie Ortiz, Secretary
Rick Reilly, Member at Large
Fred Schultz, Treasurer
Carlos Rodriguez, Vice President

Jeanean Gillespie, Action Property Management, Inc.
Eric Fordyce, Action Property Management, Inc.
Twenty-four (24) homeowners

CALL TO ORDER The meeting was called to order at 7:15 P.M. by Jim Domen, Board President.

PRESENTATION California Department of Fish and Game in the City of Yorba Linda conducted a thirty presentation in regards to the coyote activity in the City of Yorba Linda, as well as San Lorenzo Community, specifically.

**EXECUTIVE
SESSION
DISCLOSURE**

Management informed the members that there was an Executive Session that was held prior to that meeting on August 23 2010 to discuss member discipline and collection matters.

OPEN FORUM Items discussed were street traffic and dust, speed on Emerald Downs, pool keys on past residents, cars parking on Emerald Downs, concern of no patrols during the day, flowers at entrance, responsibility to uphold CC&Rs, clubhouse elimination fee, Wi-Fi, security cameras, car washing, coyotes, and window coverings.

**CONSENT
CALENDAR**

Rick Reilly requested that item B of the Consent Calendar be pulled from the Consent Calendar. Motion was duly made, seconded, and carried to accept item A, appearing on the Consent Calendar. Hereby attached to these minutes is exhibit A. Motion was made by Rick Reilly, seconded by Jim Domen. Jesse approved, and Carlos Rodriguez and Fred Schultz abstained from the approval of the Board meeting minutes.

Rick Reilly discussed pulling the financial statement for the period of July 30, 2010. After discussion, motion was made by Carlos Rodriguez, seconded by Fred Schultz, and approved by Jessie Ortiz and Jim Domen. Rick Reilly abstained for approval of the financial statement for July.

**SAN LORENZO COMMUNITY ASSOCIATION
REGULAR SESSION OF THE BOARD OF DIRECTORS
AUGUST 23, 2010 – PAGE 2**

**COMMITTEE
REPORTS**

Clubhouse Committee

The Clubhouse Committee discussed the wine tasting event and wanted to know how many people would be using the facility. Management passed out the minutes from the Clubhouse Committee's last meeting.

Social Committee

The Social Committee advised the members that the block party on October 9, 2010 will be between 12 and 4:00 P.M. and RSVP through the website.

Street Committee

The Street Committee addressed the members in regards to overwatering the backyards and requested Management to include a blurb about overwatering in the newsletter. Also discussed was adding a stop sign on Emerald Downs and the proper location. This will be reviewed at the next inspection.

**UNFINISHED
BUSINESS**

Lighting Proposals at Clubhouse

Motion was made by Jessie Ortiz to approve the Tri County Lighting proposal for four (4) pagoda lights in the planter walkway. Motion was seconded by Fred Schultz, motion carried unanimously.

Wi-Fi in the Clubhouse

Motion was made by Jim Domen to deny adding WiFi to the clubhouse. Motion was seconded by Carlos Rodriguez, motion carried unanimously.

Clubhouse Usage Fee Elimination

The Board of Directors discussed the clubhouse usage fee elimination. The Board of Directors requested Management to table this item to the next meeting.

Holiday Lights Rule Revision

Motion was made by Carlos Rodriguez to adopt the holiday lights rule revision. Motion was seconded by Fred Schultz, motion carried unanimously.

Feedback on North Balmoro Landscape

Motion was made by Jessie Ortiz to deny the proposal provided by Park West Landscape. Motion was seconded by Fred Schultz, motion carried unanimously. Management advised the Board that they would include the proposal in the budget folder as a future budget item.

Security Cameras

The Board of Directors discussed the security cameras proposals. Board President, Jim Domen, requested Management to pull this item from the agenda.

**SAN LORENZO COMMUNITY ASSOCIATION
REGULAR SESSION OF THE BOARD OF DIRECTORS
AUGUST 23, 2010 – PAGE 3**

NEW BUSINESS

Entrance Holiday Light Proposal

Jim Domen, Board President, asked Management to table this item to the September meeting.

Newsletter Approval

The Board of Directors reviewed the newsletter draft provided by Management. Motion was made by Jessie Ortiz, seconded by Jim Domen, and carried unanimously to approve the newsletter, as presented with minor revisions and to include the flyer. Carlos Rodriguez requested Management make the newsletter black and white.

Garage Door and Trim Painting

The Board of Directors reviewed the proposals received in regards to garage door painting and trim painting. This item has been tabled to the September meeting. Rick Reilly requested Management to get a phasing schedule and Carlos Rodriguez requested a cost analysis of the phasing approach.

Storm Drain Filter Cleaning

Motion was made by Jim Domen to approve CPR's proposal in the amount of \$1,568.00. Motion was seconded by Fred Schultz. Motion carried unanimously.

Tree Trimming Proposal

The Board of Directors reviewed the proposal provided by Park West. The Board directed Management to go out to bid.

Draft Budget Reserve Study

The Board of Directors reviewed the draft budget and draft reserve study provided by Management. The Board of Directors will work on the draft and table this item to the September meeting.

Delinquencies

There are no liens that need to be filed this month.

ADJOURN

There being further Regular Session business to come before the Board at this time, the meeting was adjourned at 9:04 P.M. by Jim Domen, Board President.

ATTEST

Respectfully Submitted by Jeanean Gillespie, Community Manager

APPROVED