

VISTA ROYALE HOMEOWNERS ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS
MAY 23, 2022

The Regular Meeting of the Board of Directors of the Vista Royale Homeowners Association was held on Monday, May 23, 2022, at Trinity Lutheran Church, 4101 Nohl Ranch Road, Anaheim, CA 92807. The President, Fred Koehler, called the Meeting to order at 7:00 p.m.

CALL TO
ORDER

Directors Present: Arun Aneja (arrived at 7:09 p.m.)
Matt Barras
Fred Koehler
Linda Stoterau

Directors Absent: Ike Huang

Representing Cardinal: Theresa Hirschman, CMCA, AMS, PCAM
Senior Account Manager

Others Present: Lorelyn Koehler
Gregory Smith
Ashley Subingsubing – Harvest Landscape
Roger Woo

It was announced that quorum had not been achieved to conduct the Annual Meeting. Therefore, the Second Calling of the Annual Meeting was scheduled to be held on Monday, June 27, 2022 at 7:00 p.m. Cardinal was directed to post the notice for the Second Calling of the Annual Meeting on the website and portal.

ANNUAL
MEETING

It was announced the Board met in Executive Session immediately following the Regular Meeting on April 25, 2022, to approve the March 28, 2022 Executive Session Minutes, hold Hearings and discuss legal matters.

EXECUTIVE
SESSION
ANNOUN.

Director Koehler opened the homeowner forum.

H/O FORUM

The owner with account VR4417275 was present to discuss violations for another owner and was advised specific information could not be disclosed.

H/O VR4417275

As there were no other owners present who wished to address the Board, the Homeowner Forum was closed.

H/O FORUM
CLOSED

The scheduled Hearing was held for the owner with account VR4412024 for the installation of solar panels without Architectural approval. The owner was not present. A Motion was duly made, seconded, and unanimously carried to hold the violation in abeyance, as the owner had submitted an incomplete architectural application. Cardinal was directed to advise the owner of the Hearing results and schedule another Hearing for the next Meeting to review the matter.

HEARINGS
VR4412024

The scheduled Hearing was held for the owner with account VR4417137 for a shed in the backyard. The owner was not present. A Motion was duly made, seconded, and unanimously carried to continue to impose a \$200.00 fine, in accordance with the Association's Violation and Fine Policy as the violation had not been corrected, and to schedule another Hearing for the next Meeting, at which time additional fines could be imposed. Cardinal was directed to advise the owner of the Board's decision.

HEARINGS
VR4417137

The scheduled Hearing was held for the owner with account VR4417137 for concrete additional parking. The owner was not present. A Motion was duly made, seconded, and carried to continue to impose a \$200.00 fine, in accordance with the Association's Violation and Fine Policy as the violation had not been corrected, and to schedule another Hearing for the next Meeting, at which time additional fines could be imposed.

A Motion was duly made, seconded, and carried to approve the Minutes of the March 28, 2022 Regular Meeting as presented. Director Barras abstained, as he was not present at the Meeting.

APPROVAL OF
MINUTES

The Directors confirmed the monthly review of the Financial Statement. A Motion was duly made, seconded, and unanimously carried to accept the April 2022 Financial Statement as presented, subject to audit.

FINANCIAL
STATEMENT

The Directors reviewed the current aging report. No action was required.

AGING RPRT

The Directors reviewed the architectural log. No action was required.

ARCH. LOG

The Landscape Committee reviewed the proposals from Harvest Landscape. The proposals for converting the turf areas and slope upgrades/renovations were tabled. The Tree Management Report was reviewed.

HARVEST
LANDSCAPE

The Directors reviewed the proposals from Harvest Landscape and Tree Pros for tree trimming. A Motion was duly made, seconded, and unanimously carried to approve the proposal from Harvest Landscape, at a cost of \$6,005.00. The cost was to be charged to operating. Cardinal was directed to advise both bidders of the Board's decision.

TREE
TRIMMING

It was noted the next site inspection would be conducted with Director Koehler on June 2, 2022.

SITE INSP.

The Directors reviewed the Annual Calendar. No action was required.

ANNUAL CAL.

There being no further business, a Motion was duly made, seconded, and unanimously carried to adjourn the Regular Meeting at 7:13 p.m. to the Executive Session.

ADJOURNED
TO EXEC.
SESSION

Submitted by Theresa Hirschman, CMCA, AMS, PCAM, Senior Account Manager

ATTEST

Fred Koehler, President

Date

SECRETARY CERTIFICATION

I, Linda Stoterau, the appointed Secretary of the Vista Royale Homeowners Association, do hereby certify that the foregoing is a true and correct copy of the Minutes of the Vista Royale Homeowners Association Board of Directors Regular Meeting, held on May 23, 2022, as approved by the Board Members in attendance of the Executive Session.

Linda Stoterau, Secretary

Date

SUBMITTED

ATTEST

CERTIFICATE

