

Fairfield Neighborhood Homeowners Association

MINUTES

Board of Directors Meeting

August 26, 2014

Old New York Deli, 4972 Verdugo Way, Camarillo, CA 93012

CALLED TO ORDER

Jerome Belkin called the meeting to order at 6:32 p.m.

BOARD MEMBERS PRESENT

Jerome Belkin, Vice President

Gary Pickavet, Member at large

Rivka Jomsky, Treasurer

MANAGEMENT PRESENT

Tish Matthews, Association Manager

Bridget Lawrence, Recording Secretary

LANDSCAPE COMPANY PRESENT

Kathy Abel - Owner

HOMEOWNERS CONCERNS / OPEN FORUM

3 homeowners were present. Homeowner Regina Gaszi brought pictures of her patio which is showing crystallization. The photos were viewed by the board and they advised Regina that the landscaper would look at the water and the concrete company would be contacted to make an assessment of how to rectify the situation.

COMMITTEE REPORTS

Landscape

The board reviewed the landscape report and discussed irrigation and ways to reduce water usage.

Violation Log

The board reviewed the violation log and will continue to monitor violations.

Newsletter

No report

Pool & RV Lot

Pool surface needs to be spot cleaned which will be added to the normal maintenance schedule of Elite. The pool furniture company lost the order originally but the furniture will be delivered next week.

APPROVAL OF MINUTES

Motion: Rivka Jomsky motioned to approve the July 2014 general session minutes as presented. Gary Pickavet seconded and the motion passed unanimously.

FINANCIAL REPORTS

The Board reviewed the July 2014 Financial Report. Tish Matthews reported that the total cash on hand as of July 31, 2014 was \$114,960.27.

Motion: A motion was made by Gary Pickavet to approve the July 2014 financial report. The motion was seconded by Rivka Jomsky and passed unanimously.

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Members Overdue

The Board discussed the delinquency report. **Motion:** A motion was made by Jerome Belkin to work with the attorney and SBS Liens on the best way to retrieve funds from delinquent accounts. The motion was seconded by Rivka Jomsky and passed unanimously. **Motion:** A motion was made to foreclose on lot#136 by Rivka Jomsky. The motion was seconded by Gary Pickavert and passed unanimously.

Fine Report

The Board reviewed the fine report.

Status Report

The Board reviewed the status report.

OLD BUSINESS

Adopt Revised Concrete Rule noticed in Newsletter

Motion: A motion was made by Jerome Belkin to adopt Revised Concrete Rule. The motion was seconded by Rivka Jomsky and passed unanimously.

Review Newbury Park Tree Service Bid

A tree walk was scheduled with the landscaping company and the landscape committee on September 4, 2014 at 9am to decide on tree specimens that would be best to include in the tree bid.

NEW BUSINESS

LED Lights

A reservation is being made with the company to start installation of LED lighting.

Annual Financial Review

The board requested the reserve study amounts match the actual reserve study figures. Management will ask review to be revised including write-off of foreclosed home balance.

Window Air Conditioners in Community

Architectural Committee will put together guidelines for air conditioning units and submit to the board.

SBS Correspondence

The board discussed the SBS correspondence.

ADJOURNMENT

There being no further business, the meeting was adjourned at 7:48 p.m.

Respectfully submitted,

Bridget Lawrence
Recording Secretary