

# Fairfield Neighborhood Homeowners Association

## MINUTES

Board of Directors Meeting

January 22, 2013

Camarillo Health Care District, 3639 Las Posas Road, Camarillo, California

### **CALLED TO ORDER**

Valerie Minnis called the meeting to order at 6:35 p.m. at 3639 Las Posas Road in Camarillo CA.

### **BOARD MEMBERS PRESENT**

Valerie Minnis, Vice President

Judi Balisciano, Secretary

Tien Pham, Treasurer

Kim Baldwin, Member at Large

### **BOARD MEMBERS ABSENT**

Raquel Svennebjør, President

### **OTHERS IN ATTENDANCE**

Sarah Corbin – Landscape Chair/Homeowner; Troy and Destiny Warren – Homeowners; Gary Pickavet-Homeowner; H A Pacheco – Homeowner; Ashley Nichols – Homeowner; Andy Hedin – Homeowner; Stan Imanishi - Homeowner

### **MANAGEMENT**

Tish Matthews, Association Manager

Kelli Gurski, Recording Secretary

### **HOMEOWNER CONCERNS**

Troy Warren inquired about the CC&R rewrite and whether or not homeowners input would be taken into consideration. The Board discussed the possibility of forming a committee so that homeowners could have some involvement. It was also noted that once the rewrite is complete, the amendment will require the voting approval of the membership.

Stan Imanishi inquired on the process of adopting the paint color schemes. It was noted that all homeowners must put their comments in writing and submit to Management prior to the next Board meeting. All comments will be taken into consideration prior to the Board formally adopting them. Mr. Imanishi also expressed his concern with his proposed garage door replacement and his existing trim color. Mr. Imanishi was advised to submit an architectural application and include a detailed cover letter for the Architectural Committee to review.

Andy Hedin inquired about the process of having a pine tree removed from his front yard which constantly drops sap and pine cones onto his driveway. Sarah Corbin advised that she would take a look at it and report her findings to Management.

Gary Pickavet inquired about the status of his front yard landscaping. Some landscape work was started however it has not yet been completed. Sarah Corbin advised she will look into and report her findings to Management for follow up.

### **COMMITTEE REPORTS**

#### **Pool & RV Lot**

Judi Balisciano reported that the spa is dirty. Management will contact the AAA Pools.

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## Newsletter

The Board requested the following articles be included: front yards are maintained by the association.

## Landscape

Sarah Corbin provided the Board with an update on the landscape improvements. Sarah advised that with the recent freeze, they will hold off on any new plantings until February/March. The Committee will still meet for a walk through and update the enhancement list.

## Architectural Committee

A discussion was held regarding an application for 221 Camino Leon. The Committee will review and provide a determination.

## APPROVAL OF MINUTES

**Motion:** A motion was made by Kim Baldwin to approve the December 4, 2012 Board of Directors meeting minutes as presented. The motion was seconded by Judi Balisciano and the minutes were unanimously approved.

## FINANCIAL REPORTS

The Board reviewed the November and December 2012 financial reports. Tish Matthews reported that the total cash on hand as of December 31, 2012 was \$129,323.66. Tish Matthews provided an update on budget expenses to date.

**Motion:** A motion was made by Judi Balisciano to approve the November and December 2012 financial reports. The motion was seconded by Tien Pham and passed unanimously.

## MEMBERS OVERDUE

The Board reviewed the delinquency report and approved the following:

Lot #001 – Judi Balisciano made a motion to proceed with filing the motion for relief, by either SBS or attorney Jeff Beaumont, whichever has the most reasonable fees. The motion was seconded by Kim Baldwin and passed unanimously.

Lot #131 – Judi Balisciano made a motion to file a lien. The motion was seconded by Tien Pham and passed unanimously.

## STATUS REPORT

The Board reviewed the status report.

## OLD BUSINESS

Parking Rules - Commercial Vehicle: After a discussion, the Board was in agreement that there was no further need to revise the rule at this time.

CC&R Update – The Board reviewed a copy of the Restatement Questionnaire and revised accordingly. Additional information will be obtained from attorney Jeff Beaumont.

## ADJOURNMENT

The meeting was adjourned at 8:50 p.m.

Respectfully submitted,  
Kelli Gurski, Recording Secretary