

Fairfield Neighborhood Homeowners Association

MINUTES

Board of Directors Meeting

December 4, 2012

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

CALLED TO ORDER

Valerie Minnis called the meeting to order at 6:30 p.m. at 3639 Las Posas Road in Camarillo CA.

BOARD MEMBERS PRESENT

Raquel Svennebjjer, President

Valerie Minnis, Vice President

Judi Balisciano, Secretary (present at 6:35)

Tien Pham, Treasurer

Kim Baldwin, Member at Large

OTHERS IN ATTENDANCE

4 Homeowners present

MANAGEMENT

Tish Matthews, Association Manager

Kelli Gurski, Recording Secretary

HOMEOWNER CONCERNS

Jo Ann Marruffo, Lot #005 was present to advise that she did not receive a copy of her ledger card itemizing her fines. Ms. Marruffo stated that she would be willing to pay a portion of the fines if the Board is willing to reconsider waiving a portion of the fines. Tish Matthews advised she would email a copy of the ledger.

There was a complaint about residents not picking up after their pets. An article will be included in the newsletter.

COMMITTEE REPORTS

Pool & RV Lot

Dave Thomas from AAA Pools was present to answer any questions the Board had on recent repairs and future repairs on the pool equipment.

Newsletter

The Board requested the following articles be included: holiday decorations, house of the quarter, picking up after your pets.

Landscape

The Board reviewed a proposal for the next four landscape areas, totaling approximately \$1,900.00.

Motion: Judi Balisciano made a motion to approve the proposal from KO Landscape for approximately \$1,900.00, including plants and labor for four homes. The motion was seconded by Valerie Minnis and passed unanimously.

Architectural Committee

Valerie Minnis presented the Board with a proposed list of color schemes.

Motion: A motion was made by Judi Balisciano to approve the color schemes to be sent to the membership for

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the required 30 day review period. The motion was contingent on the scheme specifying the approved garage door colors as part of the scheme. The motion was seconded by Kim Baldwin and passed unanimously.

APPROVAL OF MINUTES

Motion: A motion was made by Valerie Minnis to approve the October 23, 2012 Board of Directors meeting minutes as amended. The motion was seconded by Judi Balisciano and a discussion was held. After a vote, the minutes were unanimously approved.

To be reflected in the December minutes: Kim Baldwin stated that there were several phone calls with the Dunn Edwards representative where he also stated that there was contrast between the proposed colors.

Motion: A motion was made by Judi Balisciano to approve the October 23, 2012 Executive Session meeting minutes as written. The motion was seconded by Tien Pham and passed unanimously.

FINANCIAL REPORTS

The Board reviewed the October 2012 financial report. Tish Matthews reported that the total cash on hand as of October 31, 2012 was \$121,081.29. Tish Matthews provided an update on budget expenses to date.

Motion: A motion was made by Judi Balisciano to approve the October 2012 financial report. The motion was seconded by Tien Pham and passed unanimously.

MEMBERS OVERDUE

The Board reviewed the delinquency report and approved the following:

Lot #069 – The Board unanimously agreed to reject the offer proposed by the current owner.

STATUS REPORT

The Board reviewed the status report.

OLD BUSINESS

Parking Rules - Commercial Vehicle: The Board reviewed a copy of the current policy and a new set of proposed guidelines. The Board will review and put on the agenda for the January meeting. The board agreed to observe the community and discuss any new rules that may be needed at the next meeting.

CC&R Update – The Board unanimously agreed to have Management complete the necessary survey and will include in the January Board packet.

NEW BUSINESS

Audit: The Board reviewed the audit prepared by Gary Vogel.

Motion: A motion was made by Tien Pham to approve the audit as written. The motion was seconded by Kim Baldwin and passed unanimously.

The Board discussed the appreciation dinner. Any suggestions for restaurants should be provided to Management.

ADJOURNMENT

The meeting was adjourned at 8:15 p.m.

Respectfully submitted,
Kelli Gurski, Recording Secretary