

**THE MINUTES OF THE MEETING
OF THE FOUNTAINS HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
COMMUNITY CLUBHOUSE
OPEN SESSION
THURSDAY, April 21, 2016**

CALL TO ORDER

The meeting was called to order at 7:02pm by Douglas Senecal, President.

BOARD MEMBERS PRESENT

Douglas Senecal, President; Larry Palmer, Treasurer; Jason Graham, Member at Large; Felix Mora, Vice President

BOARD MEMBERS ABSENT

Jim Baumberger, Secretary

MANAGEMENT

Angie Adams & Taryn Waters from Pacific Coast Management (PCM) also present.

APPROVAL OF MINUTES –March

Jason motioned to approve the March minutes. Larry second. Approved, motion carried unanimously.

TREASURER REPORT

Jason motioned to approve March financials. Felix second. Approved, motion carried unanimously.

Balance in operating and reserve \$771,322.95

Felix motioned to approve the 2015 financial review. Jason second. Approved, motion carried unanimously.

COMMITTEE REPORTS

1. **Landscape**-The landscape committee had its walk through with the Management Company and Proscape on Friday, April 8th. Proscape provided three proposals to trim trees, remove escalonia and pyracantha hedge and to install clivia plants.
2. **Pool & Fountains**- Douglas reported on bids for portable pump that will be discussed in executive session.
3. **Architecture**- 16 antennas reported up at this time. Will be reviewed for which have been approved and what antennas have not been approved.

OLD BUSINESS

1. **Project-Maintenance Tracker/Work order reports**-Board reviewed.

- 2. Rules & Regulations-** Rules and Regulations Committee has will review the Boards notes at the May meeting before submitting to the attorney.

NEW BUSINESS

1. Contract decisions that will be made in Executive Session:
 - a. Pool/Fountain repair bid
 - b. Landscape bid
 - c. Paving bids
 - d. Trellis/Lattice for Atherton
 - e. 5014 thru 5036 Roof repair bid
 - f. 5014 thru 5036 Fumigation bid
 - g. Ramp installation

Executive Session recap from March 17, 2016:

- Minutes were approved
- Delinquencies were reviewed
- Contracts and Proposals
 1. Jason motioned to approve PCM Maintenance division for 4914-4922, 4934-4946, 5038-5050 and 5060-5068 \$3,175 meter doors repair. Larry second. Approved, motion carried unanimously.
 2. Douglas motioned to approve Koh Electric for \$450 fountain outlet and 2 wall security lights. Jim second. Approved, motion carried unanimously.
 3. Due to lighting being a safety concern, the Board is raising the limit for \$1000 for lighting repairs. Anything over \$1000 would be brought to the Board for approval. Jim motioned to raise the limit to \$1000. Jason second. Approved, motion carried unanimously.
 4. Management authorized to approve maintenance item for \$150 yellow tape for vehicle gates.

ADJOURNMENT: Jason motioned to adjourn the meeting at 7:22pm.

Submitted by: Taryn Waters, Recording Secretary

Approved by:

Jim Baumberger, Secretary Date
The Fountains HOA