

**THE MINUTES OF THE MEETING
OF THE FOUNTAINS HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
COMMUNITY CLUBHOUSE
OPEN SESSION
THURSDAY, SEPTEMBER 22, 2016**

CALL TO ORDER

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

BOARD MEMBERS PRESENT

Douglas Senecal, President; Felix Mora, Vice President; Larry Palmer, Treasurer; Jason Graham, Secretary

MANAGEMENT

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

APPROVAL OF MINUTES – July

Dotti motioned to approve the July minutes. Larry second. Approved, motion carried unanimously.

TREASURER REPORT

Jason motioned to approve August financials. Dotti second. Approved, motion carried unanimously.

Balance in operating and reserve \$650,758.06.

COMMITTEE REPORTS

1. **Facilities**-reported on projects moving forward.
2. **Budget**-Committee to arrange 2017 Proposed Budget and will have for the October meeting.

OLD BUSINESS

1. **Project-Maintenance Tracker/Work order reports**-Board reviewed.
2. **Rules & Regulations**- Board to review in executive Session.

NEW BUSINESS

1. Contract decisions that will be made in Executive Session:
 - a. Tax Prep Bid
 - b. Landscape bids
2. **Reserve Study Draft**-Larry motioned to approve. Dotti second. Motioned carried unanimously.
3. **Lien Resolution 7220-003-096**-Larry motioned to approve. Jason second. Motion carried unanimously.

Executive Session recap from July 21, 2016:

- Minutes were approved

- Delinquencies were reviewed
- Contracts and Proposals
- 1. Larry motioned to approve Accurate wood repairs for buildings 4914-4922, 4934-4946, 5000-5012, 5014-5026, 5028-5036, 5038-5050, 5060-5068 for \$13,500. Dotti second. Approved, motion carried unanimously.
- 2. Jason motioned to approve 5044 Accurate termite inspection for \$605. Dotti second. Approved, motion carried unanimously.

ADJOURNMENT: Larry motioned to adjourn the meeting at 7:16pm.

Submitted by: Taryn Waters, Recording Secretary

Approved by:

Jason Graham, Secretary
The Fountains HOA

Date

DRAFT