

**THE MINUTES OF THE MEETING
OF THE FOUNTAINS HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
COMMUNITY CLUBHOUSE
OPEN SESSION
THURSDAY, MARCH 19, 2015**

CALL TO ORDER

The meeting was called to order at 7:03pm by Douglas Senecal, President.

BOARD MEMBERS PRESENT

Douglas Senecal, President; Felix Mora, Vice President; Jim Baumberger, Secretary; Larry Levy, Treasurer; Vernon Pitsker, Member at Large

BOARD MEMBERS ABSENT

N/A

MANAGEMENT

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

HOMEOWNER FORUM

Nona Furu described an incident where a man was seen roaming the community and actually entered a home. It was discussed that the first phone call should always be to 911, when there is an emergency. Douglas reported that he has set-up a text system for residents to receive an alert when there is an emergency within the community. Instructions will be in the newsletter.

Jason Graham reported that there had been flooding along Atherton when it rains. Management Company will contact Proscap to check all drains for clogging.

APPROVAL OF MINUTES

Felix Mora motioned to accept the minutes as written. Larry Levy second. Passed.

TREASURER REPORT

Larry motioned to approve February financials. Vernon Pitsker second. Approved. Larry reported account balance in operating and reserve \$690,864.

CORRESPONDENCE

To be discussed in Executive Session.

COMMITTEE REPORTS

1. **Social Committee**-There will be a community Spring Party Saturday, April 25th.
2. **Welcome Committee**-N/A
3. **Parking Committee**-No towing.
4. **Rules Committee**-N/A
5. **Archives Committee**-N/A

6. **Pools & Fountains Committee**-The issue with the fountains gathering leaves and debris has been addressed with the fountain maintenance company, and all fountains will be cleaned out.
7. **Landscape**
 - a. **Parkway turf reduction project**-Refund approved on February 25th. Bobbi reported the check takes 8-10 weeks after approval.
 - b. **Proposals**-The Board reviewed bids for tree trimming from Proscape, Kasey Landscape and Pinnacle. Jim motioned to approve Proscape proposal for \$5,894.98. Felix second. Approved. Tree removal recommendations will be reviewed at the next meeting.
 - c. **Landscape Rules revision**-The rules committee reported that they have the proposed rules from the landscape committee and plan to have a revision of the full rules and regulations done sometime this year, which will include the landscape rules.
8. **Budget**-N/A
9. **Facilities**-Management and Board brought up some raised concrete on Atherton and areas lifted by trees as possible trip hazards. Management Company will get bid for repairs.
10. **Architectural Committee**-Penny reported that there has been a change request for interior upgrades and a patio door submitted. The patio door has been declined at this time. Douglas reported concern about ongoing construction at 5032 and the removal of stucco. This work has not been approved by the architectural committee, the management company will contact homeowner to halt all work until further direction from architectural committee.
Management Company to get proposal for cement trip hazards and sinking stoop at 5058.

OLD BUSINESS

1. **Project Maintenance Tracker/Work order reports**-Board reviewed project tracker. Sign installed, still waiting on real estate hooks to be installed
2. **Termite inspection update**-\$68,000 of wood damage found in inspections. The Board will review to address buildings with serious damage during fumigation.

NEW BUSINESS

Newsletter ideas-Alert system, Spring Fling info.

Annual meeting-Inspectors of election chosen: Nona Furu, 5038; Suzette Senecal, 4962; Corinne Novick, 5040. Alternates: Sharon Leavitt, 5058 & Dottie Goggin, 5030.

Executive Session recap from February 19, 2015:

- Landscape committee presented Board with proposed rule changes.
- 5050 termite proposal approved for \$1,000.
- Three Phase Lighting proposal approved for \$491.
- Proscape Bid # TF12115-0001 for \$690 approved.
- Proscape Bid # TTF21915-0002 for \$100 approved.

ADJOURNMENT: Douglas Senecal motioned to adjourn the meeting at 8:29pm to go into executive session

Submitted by: Taryn Waters, Recording Secretary

Approved by:

Jim Baumberger, Secretary
The Fountains HOA

Date

DRAFT