

**VISTA LA JOLLA TOWNHOMES ASSOCIATION
REGULAR BOARD MEETING
WEDNESDAY, JULY 10, 2019
6:00 PM
AT THE CLUB HOUSE**

DIRECTORS PRESENT:

Kurt Swanson, President
Susanne Ball, Vice President
Richard Heckman, Treasurer
Cathy Colclasure, Secretary
Sue Rotunno, Director

ALSO PRESENT:

Sean DeFreitas, A. McKibbin & Co.
2 Homeowners

CALL TO ORDER

After a quorum was established, Kurt Swanson, President, called the Regular Board Meeting to order at 6:00 P.M. Kurt Swanson was then ask to leave the meeting as the resident of 4416 Via Amable provided the Board with paperwork stating a temporary restraining order was granted against Kurt Swanson. Please note Kurt Swanson was not served at this time and he agreed and left the clubhouse. The owner of 4416 Via Amable was called to a hearing for violations of the pet rules.

APPROVAL OF MINUTES

The June 12, 2019 Regular Meeting Minutes were reviewed and discussed. Richard Heckman made a motion to approve the June 12, 2019 Regular Meeting Minutes as presented. Susanne Ball seconded the motion and the motion passed unanimously.

FINANCIAL REPORT

The June 2019 financial statements and bank reconciliations were reviewed by the Board. After some discussion, Susanne Ball made a motion to approve the June 2019 financial statements and bank reconciliations subject to the annual audit. Cathy Colclasure seconded the motion and the motion passed unanimously.

FISCAL ITEMS

A. ACCOUNTS RECEIVABLE

Management advised the Board that there is currently one delinquent account, *10096, to send to the Attorney for a pay or lien letter and lien. Kurt Swanson made a motion to approve sending account *10096 to the Attorney for a pay or lien letter and lien. Susanne Ball seconded the motion and the motion passed unanimously.

MAINTENANCE

A. CLUBHOUSE DESIGN IDEAS

Management and the Board reviewed different cosmetic upgrades for the clubhouse. It was discussed that Cathy, Sue and Management would schedule a meeting with a Home Depot consultant to see if they could provide us with ideas for the clubhouse.

B. POOL FURNITURE

Management advised the Board that pool furniture has been ordered for the Clubhouse and we are pending a shipping date. Once the furniture is delivered, the new furniture will be placed at the clubhouse pool and then sets from the current furniture will be made for pool #2 and pool #3. The broken furniture will be discarded.

C. LANDSCAPE PROPOSALS

Management provided the Board with the most recent site assessment report from Bright View and three proposals for additional work. After some discussion, Kurt Swanson made a motion to approve the proposals from BrightView. Sue Rotunno seconded the motion and the motion passed unanimously.

ADMINISTRATIVE ITEMS

A. NEWSLETTER

Management and the Board reviewed the May newsletter and discussed topics for the July newsletter.

NEW BUSINESS

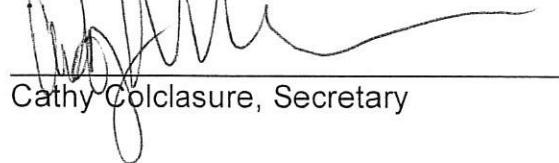
There was no new business at this time.

ADJOURNMENT

With no additional items to discuss, the regular session was adjourned at 7:14 p.m.

Respectfully Submitted,
Kim Angell, Recording Secretary

APPROVED:



Cathy Colclasure, Secretary

8/14/19

Date