

**VISTA LA JOLLA TOWNHOMES ASSOCIATION
REGULAR BOARD MEETING
WEDNESDAY, AUGUST 14, 2019
6:00 PM
AT THE CLUB HOUSE**

DIRECTORS PRESENT:

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

ALSO PRESENT:

Sean DeFreitas, A. McKibbin & Co.
2 Tenants

NOT PRESENT

Richard Heckman, Treasurer

CALL TO ORDER

After a quorum was established, Kurt Swanson, President, called the Regular Board Meeting to order at 6:15 P.M.

APPROVAL OF MINUTES

The July 10, 2019 Regular and Executive Meeting Minutes were reviewed and discussed. Cathy Colclasure made a motion to approve the July 10, 2019 Regular and Executive Meeting Minutes as presented. Sue Rotunno seconded the motion and the motion passed unanimously.

FINANCIAL REPORT

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

Management also advised the Board that with the new spa cover law that we will see an increase in gas usage since the cover has to be off during operational hours.

FISCAL ITEMS

A. ACCOUNTS RECEIVABLE

Management advised the Board that there are currently no delinquent accounts at this time.

MAINTENANCE

A. CLUBHOUSE DESIGN IDEAS

Management advised the Board that we are pending a date to meet with Cathy Colclasure and Sue Rotunno at Home Depot to discuss Clubhouse ideas with an interior designer.

B. POOL FURNITURE

Management advised the Board that pool furniture will be shipped on August 15, 2019. We will also be replacing the trash cans. The current Clubhouse pool furniture will be redistributed to the other two pools.

C. LANDSCAPE PROPOSALS

Management provided the Board with the most recent site assessment report from Bright View and two proposals for additional work. After some discussion, the Board declined to proceed with the proposal install 12 Cypress to entrance median. Kurt Swanson made a motion to approve the proposal to install additional plant material for \$587.23. Sue Rotunno seconded the motion and the motion passed unanimously.

ADMINISTRATIVE ITEMS

A. INSURANCE RENEWAL

Management provided the Board with the insurance policy renewal from Kirk Miller Insurance Agency for \$31,860.00. Kurt Swanson made a motion to approve the insurance renewal from Kirk Miller. Susanne Ball seconded the motion and the motion passed unanimously.

B. ARC APPLICATIONS

Management provided the Board with two ARC applications for new windows: 8833 Via Andar and 4466 Via Realzar. After some discussion, Kurt Swanson made a motion to approve the application for 4466 Via Realzar. Cathy Colclasure seconded the motion and the motion passed unanimously. Cathy Colclasure made a motion to approve the application for 8833 Via Andar contingent upon an inspection of the location and approval of the requested picture window with a sliding window below by Kurt Swanson. Sue Rotunno seconded the motion. Susanne Ball abstained and the motion passed.

C. CORRESPONDENCE

Management provided the Board with copies of letters sent since the last meeting.

D. NEWSLETTER

Management and the Board reviewed the August newsletter.

NEW BUSINESS

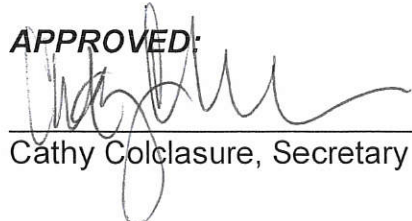
There was no new business at this time.

ADJOURNMENT

With no additional items to discuss, the regular session was adjourned at 7:34 p.m.

Respectfully Submitted,
Kim Angell, Recording Secretary

APPROVED:



Cathy Colclasure, Secretary

9/11/19

Date