

**VISTA LA JOLLA TOWNHOMES ASSOCIATION
REGULAR MEETING TO FOLLOW
WEDNESDAY, FEBRUARY 9, 2022
6:00 PM
Zoom Video Conference**

DIRECTORS PRESENT:

Susanne Ball, President
Kurt Swanson, Vice President
Pamela Findling, Treasurer
Sue Rotunno, Secretary

DIRECTORS NOT PRESENT:

Cathy Colclasure, Director

ALSO PRESENT:

Sean DeFreitas, A. McKibbin & Co., Inc.
Gretchen Greene, A. McKibbin & Co., Inc.
No Homeowners attended

CALL TO ORDER

After a quorum was established, the Regular Meeting was called to order at 6:00 PM by President, Susanne Ball.

HOMEOWNER INPUT

There was no homeowner input at the meeting.

APPROVAL OF MINUTES

The January 12, 2022 Regular Meeting Minutes were reviewed and discussed. Kurt Swanson made a motion to approve the January 12, 2022 Regular Meeting minutes. Sue Rotunno seconded the motion and the motion passed unanimously.

FINANCIAL REPORT

The January, 2022 financial statements and bank reconciliations were reviewed by the Board. After some discussion, Pamela Findling made a motion to approve the January, 2022 financial statements and bank reconciliations subject to the annual audit. Sue Rotunno seconded the motion and the motion passed unanimously.

FISCAL ITEMS

ACCOUNTS RECEIVABLE

Management notified the Board that no action is needed to be taken at this time.

MAINTENANCE

A. LANDSCAPE

Management informed the Board that the work on the Front Monument and the plantings throughout the complex have been completed.

2022 Tree Service: Management provided the Board with the Western Tree Service PR #20202 to complete the 2022 Tree Service for the community. Kurt Swanson made a motion to approve the proposal from Western Tree Service. Sue Rotunno seconded the motion and the motion passed unanimously.

B. TERMITE TENTING

Management informed the Board that the termite tenting on Via Precipicio has been completed.

C. STREET LIGHTS

Management has previously contacted the City to have the street light at the end of Via Las Rambles repaired and has been advised that their turnaround time is now 360 days. Management has informed the Board that there will be regular follow-up to check this matter.

D. MAIN POOL RESTROOM REMODEL

After some negotiation with vendors, Management updated the Board that we will look for additional bids.

E. CLUBHOUSE ENTRY LOCK

Management updated the Board that a lock has been ordered and is pending delivery.

F. JANITORIAL CONTRACT

Management updated the Board that the proposal from City Wide Cleaning Services is pending submission.

G. COMMON AREA DRAINS

Management updated the Board that all of the Common Area drains were serviced throughout the property and there were three sections that were highly impacted by roots which led the drains to be rebuilt.

ADMINISTRATIVE ITEMS

A. NEWSLETTER

Two suggestions were made for items to include in the newsletter 1) Collecting items for the rescue shelter for dogs 2) Community get together on April 15, 2022.

B. INTERNET

Management is working to obtain proposals to provide solutions for internet service at the Clubhouse.

C. CORRESPONDENCE

Management provided correspondence that was sent out since the last meeting.

D. ARC APPROVAL

Management provided the Arc Approvals sent out since the last meeting.

NEW BUSINESS

There was no new Business to discuss.

ADJOURNMENT

With no additional items to discuss, the Regular Session was adjourned at 6:44 PM.

Respectfully Submitted,

Gretchen Greene, Recording Secretary

APPROVED:

Approved Via Zoom Video Conference

March 9, 2022

Sue Rotunno, Secretary

Date