

BERNARDO SANTA FE HOMEOWNERS' ASSOCIATION

C/o Association Management Group
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BOARD OF DIRECTORS MEETING • GENERAL SESSION MONDAY • MARCH 26, 2007 • 7:00 P.M.

AT THE ESCONDIDO PUBLIC LIBRARY
239 S. KALMIA STREET, ESCONDIDO

MINUTES

APPROVED

- NOTICE OF MEETING:** Upon due notice given and received, a General Session Meeting of the Board of Directors for the Bernardo Santa Fe Homeowners' Association was held on Monday, March 26, 2007, at 7:00 p.m., at the Escondido City Library.
- ATTENDEES:** Ron Hubbard, Ed Lehman and Dan Conner were in attendance. Lou Lopez and Don Morton were unable to attend.
- Jennifer Landon of Association Management Group represented Management.
- There were no homeowners in attendance.
- CALL TO ORDER:** Board President Dan Conner officially called the meeting to order at 7:00 p.m.
- EXECUTIVE SESSION REPORT:** Jennifer Landon gave the Executive Session Meeting report indicating to the members that the Board of Directors would not meet in Executive Session.
- HOMEOWNER DISCUSSION:** There were no homeowners in attendance to offer comments and ask questions throughout the meeting. Therefore, there was no homeowner discussion.
- COMMITTEE REPORTS:**
- Architectural Committee:** Committee Co-Chairperson Don Morton was unable to attend. Ed Lehman informed the Board that there was no formal report to give.
- Homeowner Information Booklet Committee:** Chairperson Don Morton was unable to attend, therefore, no formal report was given.
- Landscape Committee:** Co-Chairpersons Don Morton and Lou Lopez were both not in attendance; therefore, no formal report was given. However, Management shared with the Board that ResCom Services would be trimming all of the dead groundcover and shrubs throughout the common area slopes that have died due to frost.

Parking Committee: Chairperson JoLind Eckstein was not present; therefore, no formal report was given. However, Dan Connor shared that violation letters are being sent when observations and violations are noted by JoLind and submitted to Management.

Website Committee: Chairperson Ron Hubbard shared with the Board that the website is still under construction. Currently, the Committee is taking pictures of homes throughout the community to include on the website. The Committee will soon be updating imperative Association documents and policies to the website upon receipt from Management.

Welcoming Committee: Chairperson Clare Key was unable to attend; therefore no formal report was given. Dan Connor shared with the Board that no new homeowners have resided in the community this month.

PROPERTY
MANAGEMENT
REPORT

Approval of Minutes: Upon a motion duly made by Ron Hubbard and seconded by Dan Connor, the Board of Directors voted unanimously with one abstention from Ed Lehman who was not present, to approve the January 22, 2007 General Session Meeting minutes, as amended.

Approval of Financial Statements: Upon a motion duly made by Ed Lehman and seconded by Ron Hubbard, the Board of Directors voted unanimously to approve the January and February 2007 financial statements, including the review of bank statement and account reconciliations, as submitted, pending CPA review.

Delinquent Assessments: Upon a motion duly made by Ed Lehman and seconded by Ron Hubbard, the Board of Directors voted unanimously to authorize Management to proceed with processing a lien on account 0322202.

Landscape Contract: Upon a motion duly made by Ron Hubbard and seconded by Ed Lehman, the Board of Directors voted unanimously to accept the 5% increase the ResCom Services landscaping contract.

Gate Code: Upon a motion duly made by Ed Lehman and seconded by Ron Hubbard, the Board of Directors voted unanimously to authorize a change in gate code from 8812 and 8824 to 7712 and 7724.

Tree Trimming and Removal: Upon a motion duly made by Ed Lehman and seconded by Ron Hubbard, the Board of Directors voted unanimously to authorize Urban Tree Care to perform removals throughout the common area slopes, as proposed, at a cost not to exceed \$5,105.

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Monday • March 26, 2007 • 7:00 p.m.**

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Page 3 of 3

Upon a motion duly made by Ron Hubbard and seconded by Dan Connor, the Board of Directors voted two to one with Ed Lehman opposing to authorize Urban Tree Care to proceed with tree trimming in accordance with the 2007 Tree Care Plan at a cost not to exceed \$20,000.

Automobile Entry Gate: Upon a motion duly made by Ron Hubbard and seconded by Dan Connor, the Board of Directors voted unanimously to authorize Sunset Painting for the work to be done at a cost of \$770.

OLD BUSINESS: There was no old business to present.

NEW BUSINESS: There was no new business to present.

DATE OF NEXT MEETING: The next meeting of the Bernardo Santa Fe Homeowners' Association is scheduled for April 28, 2007 at 7:00 pm, at the Escondido Public Library.

ADJOURNMENT: There being no further business to come before this Board of Directors, the meeting was officially adjourned at 8:50 p.m.

ATTEST:

SIGNATURE:

DATE: