
BERNARDO SANTA FE

HOMEOWNERS' ASSOCIATION

C/o Association Management Group
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BOARD OF DIRECTORS MEETING • GENERAL SESSION TUESDAY • JANUARY 27, 2015 • 2:45 P.M.

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

MINUTES

Approved

- NOTICE OF MEETING:** Notice of meeting and an agenda for the General Session meeting of the Board of Directors for the Bernardo Santa Fe Homeowners' Association was posted on the community association bulletin board at least four days prior to the meeting held on Tuesday, January 27, 2015 at 2:45 p.m., at the Escondido City Library, 239 S. Kalmia Street in Escondido, California.
- ATTENDEES:** Dan Conner, Geoff Moyle and Ed Perry and were in attendance.
- Sandy Eischen and Brooks Deegan was unable to attend.
- Vanessa Beebe of Association Management Group represented Management.
- CALL TO ORDER:** Dan Conner officially called the meeting to order at 2:45 p.m.
- EXECUTIVE SESSION MEETING REPORT:** The Board of Directors met in the Executive Session prior to the General Session meeting and approved the November 25, 2014 Executive Session meeting minutes and discussed a homeowners account.
- HOMEOWNERS:** There were no homeowners in attendance.
- MANAGEMENT REPORT:** Community Manager, Vanessa Beebe, previously provided the Board of Directors with a comprehensive written property management report for their review and comment. There was general discussion on many of the items recorded, during which the following actions were taken.
- Approval of Minutes:** Upon a motion duly made by Geoff Moyle and seconded by Ed Perry, the Board of Directors voted unanimously to approve the November 25, 2014 General Session General Session meeting minutes.
- Approval of Financial Statement:** Upon a motion duly made by Geoff Moyle and seconded by Dan Conner, the Board of Directors voted unanimously to approve the November and December 2014 2014 Financial Statement, including the review of bank statements,

journal entries and account reconciliations as submitted pending CPA review.

Newsletter: Management explained that the next newsletter will be sent to the homeowners in March. The newsletter will include information on the drought tolerant plants that have been planted in the Association's common areas, spring maintenance such as painting and landscaping, and information about neighborhood safety and possible a neighborhood watch program due to the recent break-ins in the community.

Water Rates: Management presented information from the City of Escondido to the Board, which discussed the increasing future water rates. Management will verify how the Association is billed and under what criteria do they fall under.

165 Bailen (Montclair): The Board discussed a Montclair homeowner's request that was made directly to landscaping instead of to the management company about replacing older looking shrubs. All requests must be made through management and not directed to the landscape company. However, the landscape company confirmed that they will replace any shrubs once they are completely dead.

Tree Trimming: Tree trimming throughout the community is completed and we have used the entire tree trimming budget a total of \$15,600 on the trees that needed to be trimmed the most. Green Valley Landscape confirmed that the Pine trees were in need of trimming as it has been years since they have been trimmed and they are quote top heavy.

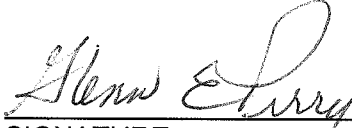
DATE OF THE NEXT
MEETING:

The next meeting is of the Board of Directors is scheduled for Tuesday, March 24, 2015 at 2:45 p.m. at the Escondido City Library, 239 S. Kalmia Street in Escondido, California.

ADJOURNMENT:

There being no further business to come before this Board of Directors, the General Session Meeting for the Bernardo Santa Fe Homeowners Association was officially adjourned at 3:45 p.m.

ATTEST:


SIGNATURE:


DATE: