

**THE VILLAGE GREEN HOME OWNERS ASSOCIATION**

Board of Directors Regular Open Meeting Minutes

**Tuesday, April 24, 2018**

**DIRECTORS PRESENT:** Diann Dumas (DD), Steve Haggerty (SH), Jeri Allyn (JA), Joseph Khoury (JK), Daniel Milner (DM), Cole Garrison (CG), Haleh Shoa (HS), Cynthia Singleton (CS)

**ALSO PRESENT:** Sherri Giles (SG) Operations Manager and Martin Breit (MB), Facilities Engineer

1. **Kimani Black Visit.** Mr Kimani Black visited to discuss OPD (Overnight Parking District) parking permit on Coliseum. We are yet to get Hauser posted. The OPD originated on Orange Drive to Sycamore to alleviate "car partying". Time Frame for Hauser is within the next 90 days. Chesapeake Apartment is under severe security

Opened the Homeowners Comments period at 7:25pm with 9 directors present.

2. **HOMEOWNER COMMENTS:**

- a. 5140 Elizabeth Jordan. Court 1 noise issue from upstairs neighbor on the bottom unit. Filed a formal complaint.
- b. 5158 Norma Gonzalez. Court 2 noise issue from upstairs neighbor on the bottom unit.
- c. 5142 Jeff Clark. Would like a list of approved vendors/contractors for upgrading units
- d. 5168 Chris S. Bottom unit owner who is suffering from upstairs noise problem
- e. 5279 Kelly Somojlik. Garbage/Landscape. Yard waste outside of the lawn who can then be taken out such as the other vendor
- f. 5567-1/2 Michael Schodorf. Court 10 serve on landscape committee and election inspector alternate. Lack of care for landscape and turf. Suggesting electric carts and narrower carts

3. **CALL TO ORDER FOR OPEN SESSION.** JA opened the at 7:40pm

4. **ADOPTION OF AGENDA:** The purpose of the agenda is to conduct regular association business. JA moved to adopt the agenda. DD seconded. 9-0-0

- a. CS suggested to move Item E to Executive Session

5. **BUSINESS**

- a. Approval of Regular Open Meeting Minutes, February 27, 2018. JA moved. SH seconded. Passed. 9-0-0
- b. Approval of Regular Open Meeting Minutes, March 27, 2018. JA moved. SH seconded. Passed. 8-0-1 RB abstained.
- c. Lien(s) Resolution. **#18-35: Parcel 5025-009-107.** JK read the lien into the minutes. JA seconded. Passes. Passed. 8-0-1 CS abstained
- d. **Resolution 18-36: 2017 Audit Report.** SJ introduced the 2017 audit report. RG explained the difference between the (2) versions. JA moved. SH seconded. Passed. 9-0-0
- e. **Resolution 18-37: Garage Fines Roll-Back Letter.** SH read the letter to the owners. SH moved. JA seconded. DD suggested a grammatical error. Passed. 9-0-0 as amended.

- f. **Resolution 18-38: Trash Removal Service Agreement.** SH move. JA seconded. MB read agreement into minutes. Resolution to change from 3Y bins/3x a week to 4Y bins. The savings would be \$1,489.69 per month or \$17,876.28 annually. Passed. 9-0-0
- g. **Resolution 18-39: Building Paint Sub-Committee.** Withdrawn
- h. **Resolution 18-40: Pet Task Force Survey.** We need to be able to address “Interactive Process”. JK/RG suggest doing a town hall meeting. JA move to have a town hall meeting to gather information regarding pet rules and their enforcements from homeowners. Passed. 6-2-1 HS abstained
- i. **Discussion: Clubhouse Bathroom Remodel.** ADA laws are not enforceable. Upgrade men’s bathroom with ADA standards and make them gender neutral. RG suggested having the ADA bathroom be gender neutral and one designated women’s bathroom.
- j. **Resolution 18-41: Committee Room Clean Up.** Liaisons will share with their committees with the date, so a representative can come. JA moved. HS seconded. Passed. 9-0-0
- k. **Resolution 18-42: Irrigation Monthly Progress Report Request.** JA read into minutes.
- l. **Resolution 18-43: IT Connection for Gmail/Dropbox Account.** HS moved. JA seconded. HS to come back to the board if there is a discussion with the IT consultant. Passed. 9-0-0
- m. **Quarterly Compliance: Civil Code §5500 Quarterly Compliance.**

## 6. DESIGN REVIEW COMMITTEE

- a. **5236.5 – Replace Electric Stove with Gas.** Owner to provide licensed contractor’s scope of work to Martin for approval. SH move Passed. 9-0-0

## 7. CORRESPONDENCE – BOARD ACTION REQUESTED

- a. **Public Security Correspondence.** Received a letter that they need to raise their proposal prices due to increase in wage costs. Board is requiring an explanation of what those increases cover.
- b. **DRC Application Follow-Up regarding the awning.** Office will respond with owner’s choices of approved awning.
- c. **2017 Resolution Inquiry.** JK will reach out to the owner.
- d. **Garage Door Paint Peeling.** The prep material caused the paint to peel. Both Dunn Edwards and Alex Paint have offered to provide free paint and services to re-do the garages of courts 7 & 8.

## 8. FINANCIAL REPORTS

- a. Financial Statements. Discussed
- b. Treasurers Report. Discussed. Summary of report:
  - i. Owners of 17 units owe the association more than \$10,000 (totaling \$385,863) in delinquent payments. The Association's practice is to aggressively pursue delinquencies, so we have 12 units with liens (five added in March), eight units pending liens, and 13 units under review by our attorneys.
- c. Variance Report. Discussed.

## 9. MANAGER'S REPORT. Discussed

## 10. President’s Report. JA dealing with legal issues.

## 11. COMMITTEE REPORTS

- a. **Budget & Finance Committee:** Francisco Quinones, Chair; Norma Miller, Secretary; Daniel Millner, Liaison.
  - i. JA asked SH to be allowed to continue to work on VGOA financials. 9-0-0
- b. **Communications:** Colombene (Bene) Gorton, Chair; Lucy Fried, Secretary; Diann Dumas, Liaison
  - i. March Minutes
- c. **Court Council:** Nat Hutton, Chair; Regina Bryant, Co-chair; Kate Martin, Secretary; Cynthia Singleton, Liaison
  - i. March Minutes
- d. **Cultural Affairs Committee:** Allison Grover-Khoury Chair, Liaison Joe Khoury
  - i. February Minutes
  - ii. March Minutes
  - iii. JK move to the committee members. 9-0-0
- e. **Design Review Committee:** TBD Chair, Liaison Haleh Shoa
  - i. April Minutes
  - ii. JA move to add Cole, Steve and
- f. **Landscape Committee:** Chris Scornaienchi and Jeff Clark, Co-chairs; Lisa Jeffrey, Secretary; Cole Garrison, Liaison
  - i. April Executive Summary
- g. **Safety Committee:** Chair TBD; Ben Ginsburg, Liaison
- h. **Tree Committee:** Jeff Clark and Jeffrey Mintz, Co-chairs; Steve Haggerty, Liaison
  - i. March Minutes
  - ii. April Executive Summary
- i. **Ad Hoc Community Relations:** Nat Hutton. Liaison Cynthia Singleton
  - i. March Report

## 12. OPERATION REPORTS

- a. Arborist Reports – February & March.
- b. Preventive Maintenance Calendar.
- c. Parking Enforcement.
- d. Garage Rental Report.
- e. Work Order Summary.
- f. Landscape Maintenance Report.
- g. WASH Revenue History Summary.
- h. Escort and Patrol Reports.

## 13. INFORMATION ITEMS

- a. VG Electrical Infrastructure Meeting Summary.
- b. **Election Overview.** Robert Creighton explained how ballots get spoiled and how difficult it is to manage proxy votes. He suggesting to print instructions

## 14. ADJOURNMENT TO EXECUTIVE SESSION at 10:40pm.

To deliberate litigation, matters relating to the formation of contracts with third parties, member discipline, legal issues, and payment of assessments.



VGOA April 24, 2018 Meeting Agenda

Haleh Shoa, Secretary, VGOA