

Villa Caballeros Homeowners Board Meeting

Date	Oct 19, 2019		
Place	VC clubhouse		
In Attendance	Syd Steinbock* Mike Fitzgerald* Robert Lachesse* Roy Ravenstahl* Cindy Anderson (Management)	*Board Members	
Via Phone:	Two homeowners in attendance		
Chairperson	Syd Steinbock		
Recorder	Cindy Anderson		
I.	Call Meeting to Order	Meeting called to order at 9:30 AM	
II	Approval of Minutes:	Minutes of September 21, 2019 meeting motioned and approved by Syd Steinbock and Roy Ravenstahl	
III	Treasurer's Report	Operating funds as of end of Sept were \$30,487 and reserve funds were \$281,525 = Total Operating Funds of \$312,013	
IV	Management's Report	Reported on maintenance	
V	Committee Updates	Landscaping	Fall flower will resume at pools, some ivy and plants have been removed and will be planted. Fall tree trimming to take place in November
		Pool & Spa	Pool is heated and filter grids were replaced
		Architectural	No update
VI	Old Business	Land Lease	Final package has been mailed for final review.
		Parking/tennis	The engineers report went to contractor and he has reviewed all and will be submitting estimate.
VII	New Business	Replacement Rock	Board approved replacement rock in the amount of \$2,300 throughout complex
		Audit	Audit/tax returns was approved by board in the amount of \$1900 with Beck and company.

		Canvas Sun Sails	Still waiting for bid.
		Budget and reserves	Budget and reserves was approved by board with a dues increase to \$370 per month and reserve study. The \$20 increase will be \$15 to reserves and \$5 operating. This will be mailed to the owners in November with a copy of all.
VIII	Correspondence	None	
IX	Homeowner's Comments	Budget and Land Lease	
X	Next Meeting:	December 9, 2019 @ 9:30 AM. Clubhouse.	
XI	Meeting Adjourned	10:04 AM	