

**VILLA CABALLEROS HOMEOWNERS ASSOCIATION**  
**BOARD OF DIRECTORS MEETING**  
April 20, 2013 AT 10:30 A.M.  
Draft

**CALL TO ORDER:**

Sid Steinbock called the meeting to order at 10:37 a.m. at Community. Other Board members present were Mark Davis, George Zander & Dennis Hoff. Also present was Community Manager Cindy Anderson and five homeowners.

**MINUTES:** A motion was duly made, seconded and approved the minutes of December 15, 2012 and January 19, 2013 (subject to homeowner approval..

**TREASURER'S REPORT:** Treasurer Mark Davis reviewed the March 2013 Financials. Operating funds were \$8,615 and reserve funds \$200,980. Collections and expenditures are all in order. A motion was duly made, seconded and approved to accept the report.

**MANAGEMENT REPORT:** Management reported on ongoing maintenance items. Pool no smoking signs will be installed next week. Management will have stucco repaired around unit 203 and tile roof leak at 212 looked at by contractor. Management is still working with contractor for walkway warranty. A motion was duly made, seconded and approved for management to authorize Satellite dish installation if application is submitted and installation will be as board directed. The 2014 Luau will be April 5<sup>th</sup>, Dennis will replace the key pad to storage #10 and luau items will be stored their so they do not get taken again. Paperwork for Land Lease was mailed to attorney.

**COMMITTEE REPORTS:**

LANDSCAPE- Summer flower will be Vinca as it does well in the summer. Corral plant will be planted in the pots at tennis court because it does so well around the fountain.

POOL – We installed a new heater in the pool in February and repaired the spa heater. Pool company doing a good job.

**CORRESPONDENCE:** None.

**UNFINISHED BUSINESS:**

- A. **GATE CODE:** A motion was duly made, seconded and approved to change gate code as of June 1<sup>st</sup> and notice will be sent to owners and vendors.

**NEW BUSINESS:**

A. **ROOFING:** In 2015 foam roof will need to be coated at building 2 and 3. Building 1 is tar and gravel and will be foamed when needed.

B. **SUMMER FLOWERS AND PALM TREE TRIMMING:** Both items will be address by the gardeners when needed this spring and summer.

C. **WATER COMPANY TIME CLOCKS:** TABLED.

D. **RESERVE STUDY:** A motion was duly made seconded and approved to have SCT provide study at a cost of \$550.

**HOMEOWNERS FORUM:** Homeowners thanked the Luau committee for doing a great job. Other items discussed were landscaping, roofs, security, cleaning and pool signs.

**NEXT MEETING:**

The next meeting will be held on June 15th, 2013 at 10:30 a.m. at the offices of Maryellen Hill and Associates, 1111 Tahquitz Canyon suite 120.

**ADJOURNMENT:** The meeting adjourned at 11:30 a.m.

Secretary \_\_\_\_\_

Date \_\_\_\_\_