

VILLA ANTIGUA HOMEOWNERS ASSOCIATION
REGULAR MINUTES OF BOARD OF DIRECTORS MEETING
APRIL 26, 2016

The Regular Meeting of the Villa Antigua Homeowners Association Board of Directors was called to order by President, Marti Gray at 6:02 p.m., Tuesday, April 26, 2016 at the Villa Antigua office, 5844 Menorca Drive, San Diego, California.

A quorum was established with the following Directors in attendance:

Directors Present: Marti Gray, President
 Kathy Townsend, Vice-President
 Marla Fee, Treasurer
 Christina George, Secretary
 John Hodik, Member-at-Large

Also Present: Clover Ericson, General Manager

SUMMARY OF EXECUTIVE SESSION

The Board met in executive session on March 15, 2016 to approve meeting minutes.

MEMBER OPEN FORUM

There were no homeowners in attendance.

MINUTES

The minutes of the Open and Executive Session Meeting held on March 15, 2016 were reviewed. *Upon a motion duly made, seconded and carried, the open and executive minutes were approved. Marti Gray abstains.*

FINANCIAL

BALANCE SHEET as of March 31, 2016 was reviewed and shows Total Current Asset Value of **\$515,712.63**.

REVENUE AND EXPENSE STATEMENT as of March 31, 2016, was reviewed. Net Revenue Report shows Net Income of \$19,027.09. Income was \$10,325.09 over anticipated budget.

ACCOUNTS RECEIVABLE: Member Balance Summary

- Unit #099 owes \$250.00. Management sent a letter to homeowner on March 29, 2016. Payment for March's assessment was received on April 11, 2016 which included the \$25.00 late fee. April's assessment payment was received on April 19, 2016 and homeowner is current through May 1, 2016.

- A. **Accept Financial Statements:** *Upon a motion duly made, seconded and carried, the March 2016 financial statements were accepted, subject to year-end audit.*

ARCHITECTURAL REQUESTS

- A. Unit #104 – The Board reviewed the homeowner's application to install a bathroom window previously removed by the former owner. *Upon a motion duly made, seconded and carried, the Board unanimously approved the application contingent upon the owner following guidelines set forth in the Policy Resolution No. 05.*
- B. Unit #149 - The Board reviewed the homeowner's application for a garage door replacement. *Upon a motion duly made, seconded and carried, the application was approved contingent upon the owner following guidelines set forth in the Policy Resolution No. 05.*

ACTION ITEMS

NEW BUSINESS:

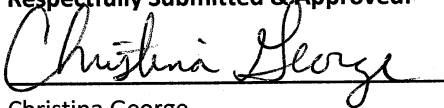
1. Pool Pump Replacement – The Board reviewed the proposal submitted by Savin Pools in the amount of \$1,190.00 for the cost to replace the non-functioning pool circulation pump via email on March 24, 2016. *Upon a motion duly made, seconded and carried, the Board unanimously ratified the emailed approval of Savin Pool's proposal in the amount of \$1,190.00 to install a new Pentair energy efficient pool pump which was completed on March 26, 2016.*

NEXT MEETING: Tuesday, May 17, 2016.

ADJOURNMENT

There being no further business, *a motion was made to adjourn the meeting at 6:24 p.m., which carried unanimously.*

Respectfully Submitted & Approved:



Christina George
Association Secretary