

JASMINE STREET HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING – OPEN SESSION MINUTES
JULY 10, 2018

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MEMBERS PRESENT

Robert Varvel – President
Gregory Verga – Secretary/Treasurer

MEMBERS ABSENT

ALSO PRESENT

Dan Saldana
Haven Management LLC

HOMEOWNERS

Per sign in sheet.

I. CALL TO ORDER

1. Robert Varvel, President called the Board of Directors Open Session Meeting of Jasmine Street Homeowners Association, to order at 5:30pm.

II. APPROVAL OF MINUTES

1. A motion was made by Robert Varvel and seconded by Gregory Verga to approve the minutes of May 8, 2018 as submitted. The motion passed 2-0-0.

III. LOTS TO LIEN

1. A motion was made by Robert Varvel and seconded by Gregory Verga to approve filing a lien against the following accounts per the Association's published delinquent policy:

- LOT 220 / TRACT 11796-3
- LOT 280 / TRACT 11796-3
- LOT 114 / TRACT 11796-1

The motion passed 2-0-0.

IV. FINANCIALS

1. A motion was made by Robert Varvel and seconded by Gregory Verga to approve the financial of May 31, 2018 and April 30, 2018 as presented. The motion passed 2-0-0.
2. **UPDATED RESERVE STUDY** A motion was made by Robert Varvel and seconded by Gregory Verga to approve revised reserve study using a 7 year life span with a slurry coat for the asphalt streets with the expectation that this product application will have an increased life span over the seal applications that have been historically applied.. The motion passed 2-0-0

V. OLD BUSINESS

1. **Landscaping items** A motion was made by Robert Varvel and seconded by Gregory Verga to request an update from landscaping firm regarding the Oleanders that were to be trimmed, the memorial tree to be removed, and sign to be removed and re-installed. The motion passed 2-0-0.

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VI. NEW BUSINESS

1. **Work Order Tracking Report** – The board reviewed and no action was required.
2. **Street Project** - A motion was made by Robert Varvel and seconded by Gregory Verga to proceed with the submitted proposal to have the streets repaired, patched and cracked filled and then have a slurry application applied with the previously approved contractor Elias Bros. Contractors at a cost of \$164,120.00 per the onsite inspection with the Board of Directors. The motion passed 2-0-0
3. **Easement Status** - The Board reviewed and discussed the communication to both the City and Southern California Edison with respect to the respective easements and maintenance responsibilities.
4. **Next meeting** - To take place August 14th, 2018

VII. CORRESPONDENCE

1. Board reviewed correspondence regarding application to the Board of Directors, no action taken.

VIII. HOMEOWNER FORUM

1. The floor was open to homeowners at this time.

IX. MEETING OF EXECUTIVE SESSION

1. The following items will be discussed during Executive Session: Approval of minutes, owner compliance issues including legal actions for compliance, delinquent report, board e-mail regarding violations and discussion items, payroll review and owner correspondence.

X. ADJOURNMENT

1. A motion was made by Robert Varvel and seconded by Gregory Verga to adjourn meeting at 7:15pm. The motion passed 2-0-0.

ATTESTED TO: _____

DATE: _____

Respectfully submitted by Haven Management LLC