

**JASMINE STREET HOMEOWNERS ASSOCIATION**  
**BOARD OF DIRECTORS MEETING – OPEN SESSION MINUTES**  
**FEBRUARY 11, 2020**

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**MEMBERS PRESENT**

Robert Varvel – President  
Gregory Verga – Secretary/Treasurer  
Gary Jeter [appointed at this meeting]

**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 5:00 pm.

**II. APPOINTMENT OF BOARD MEMBER** – A motion was made by Robert Varvel and seconded by Gregory Verga to appoint Gary Jeter to the Board of Directors to fill the remaining vacancy. The motion passed 2-0-0

**III. APPROVAL OF MINUTES**

1. A motion was made by Robert Varvel and seconded by Gregory Verga to approve the minutes of January 14, 2020 as submitted. The motion passed 2-0-1 Gary Jeter abstained

**IV. LOTS TO LIEN**

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:

1. TRACT 11796-2 / LOT 161
2. TRACT 11796-3 / LOT 251

The motion passed 2-0-1 Gary Jeter abstained

**V. FINANCIALS**

1. **Financials** – A motion was made by Robert Varvel and seconded by Gregory Verga to approve the December 31, 2019 Financial Statements as submitted. The motion passed 2-0-1 Gary Jeter abstained

2. **Reserve Study review and changes** - A motion was made by Robert Varvel and seconded by Gregory Verga to extend the expected lifespan to 20 years on the asphalt replacement on the study and have management update the study accordingly. The motion passed 2-0-1 Gary Jeter abstained

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**VI. OLD BUSINESS**

BOARD REVIEWED THE ONGOING LANDSCAPE PROJECTS

1. **Bid for additional surveillance camera** - A motion was made by Robert Varvel and seconded by Gregory Verga to table the proposal submitted by Apple Valley Communications. The motion passed 2-0-1 Gary Jeter abstained

**VII. NEW BUSINESS**

1. **Election Rules draft for legislative compliance.** A motion was made by Robert Varvel and seconded by Gregory Verga to approve having management seek new HOA counsel to draft new election rules in compliance with recent legislation as well as provide a formal review of the new rule draft. The motion passed 2-0-1 Gary Jeter abstained

**VIII. CORRESPONDENCE**

None

**IX. HOMEOWNER FORUM**

1. The floor was open to homeowners.

**X. 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 and review of actions to be taken for collections.

**XI. ADJOURNMENT**

1. A motion was made by Robert Varvel and seconded by Gregory Verga to adjourn meeting at 6:30 pm. The motion passed 3-0-0.

ATTESTED TO: \_\_\_\_\_



DATE: \_\_\_\_\_

3-10-2020

Respectfully submitted by Haven Management LLC