

# CHATEAU PARK HOMEOWNERS ASSOCIATION

## Board of Directors Meeting, August 11, 2009

### 1. Call to Order

The meeting was called to order at 6:30 pm. Board Members present were Sherry Lynne, Gary Mason, Alan Licht, Louise Rishoff and Art Mainzer. Also present was Lance Marsh from Gold Coast Management and several homeowners.

Open Forum discussion topics were irrigation heads, sound wall along Canwood, lighting, communication, pine tree trimming, ponding irrigation water, rules violations and awning.

### 2. SECRETARY'S REPORT – APPROVAL OF THE MINUTES

*MOTION:* Moved and seconded to approve the minutes of the July 14, 2009 Board of Directing Meeting, as amended. Motion carried unanimously.

### 3. TREASURER'S REPORT –

*MOTION:* Moved and seconded to approve the financial reports for July 2009. Motion carried unanimously.

### 4. MANAGEMENT REPORT

- A. The Board addressed the conversation log & emails from August.
- B. The Board addressed the To Do list for GCAM.
- C. The Board discussed the past due accounts for files 009 & 181.

#### Board of Directors RESOLUTION TO RECORD LIEN

ASSOCIATION: Chateau Park HOA ("the HOA") Owners (Identification other than name): File 181 & 006, and the property is common known as 29739 Strawberry Hill & 29603 Canwood.

Pursuant to this Resolution, the Board of Directors ("Board") hereby certifies that the following has occurred:

- The Board has personally voted on the subject of this resolution and did not delegate voting to any agent of the HOA.
- The vote occurred in an open meeting of the Board.
- A majority of the Board has voted in favor of recording a lien for delinquent assessments on the property described above.
- The vote to record a lien against the property listed above has been recorded in the minutes of the meeting.
- This Resolution has been adopted by the Board and signed by a member of the Board vested with the authority to do so.

ADOPTED BY the Board at this meeting.

### 5. COMMITTEE REPORTS

- A. Landscaping – CLS presented their work completed document. No new items were approved.

**6. ASSOCIATION BUSINESS**

The Board discussed the new awning color and texture from Superior Awnings.

*MOTION:* Moved and seconded to approve the Superior Awnings Sunbrella color Persian Tweed as the new standard for replacement awnings in the Association. Motion carried unanimously.

- A. The Board addressed the violations list from GCAM.
- B. The Board took no action to waive the \$50.00 fee for a replacement pool key.

**7. ADJOURNMENT** – The meeting adjourned at 8:30 pm. Next meetings to be on September 8, 2009 at the McDonalds on Kanan Road.

Respectfully submitted,  
Lance Marsh – Recording Secretary