

## LOS PASEOS HOMEOWNERS ASSOCIATION February 11, 2020

Call to Order -- Robert called the meeting to order at 7:10 pm. In attendance were Robert Lombardi, President; Gizelle Lamb, Treasurer; Gregory Cook, Secretary; Richard Doucette, Member at Large; Adrienne Burke, Office Manager; Rita Helfrey, Homeowner, Mary Patterson, Member of the Board, Morgan Hill Unified School District.

- 1) Approval of Minutes: Gizelle motioned to approve January 2020 minutes, Richard seconded.

- 2) Open Forum

Members in good standing are free to speak about issues. Speakers must observe rules of decorum and not engage in obscene gestures, shouting, profanity or other disruptive behavior. Each speaker will have three minutes to talk. If they are in the middle of a sentence when time is called, they may finish their thought before sitting down. The time guidelines ensure that others will have an opportunity to speak. Speakers may not allot their time to others.

Rita would prefer to have the Board meeting announcement on the front page. Adrienne will post the date on the front page for the next Board meeting and also look into making the site more cell phone friendly. Rita also noted that the curb in the handicapped parking lot is not well lit. Board is considering a fix by adding reflective tape on the curb.

Mary came to discuss bond Measure I which will be voted on March 3<sup>rd</sup>. This is for local improvement in Santa Clara County. It is a large bond, but the state is no longer providing money for local facilities. It is expected to be in effect for 30 years. Measure B is going to expire, so there won't be a stacking effect on taxes. Mary will write an article for the *Que Paso* so that the information can get disseminated.

- 3) Associate Member Representative Report
  - a. No report.

- 4) Financial Report

- a. Current Account Balances:
  - i. Focus Checking – \$211,887.97

- ii. Focus Reserve Account – \$80,105.65
- iii. Board reviewed February financials

5) Committee Reports

- a. Architectural Committee
  - i. Approvals: None
  - ii. Houses for sale: None
  - iii. Houses Sold: None
  - iv. Violation letters: None

6) Office Report

- a. Clubhouse Manager Report
  - i. LTI lighting came in and updated and repaired the electrical system *gratis*. We would also exchange for advertising on the website.
  - ii. A partition was ordered for the window into the storage area.
  - iii. Adrienne will be gone March 30th to April 5<sup>th</sup>, Sara or Lisa will cover.
  - iv. Casino Night on March 14<sup>th</sup>.
  - v. Getting a quote for several signs for the campus.
  - vi. Posted lifeguard classes to the Red Cross site.
  - vii. Adrienne will be certified as a Lifeguard Instructor.
  - viii. Clubhouse rentals, 7 in February, 1 in March, 1 in April, 3 in May, 1 in June, 2 in July.
  - ix. Pool open limited hours on June 27<sup>th</sup> for Swim Team overnighter.
  - x. The 2020 calendar of events has been set:
    - 1. March 14 Casino Night
    - 2. April 11 Easter Egg Hunt
    - 3. April 18 Whisky Tasting
    - 4. May 2 Opening Day for the Pool
    - 5. May 10 Mothers' Day at the Pool
    - 6. May 25 Memorial Day BBQ
    - 7. May 26 Pool Open (limited hours)
    - 8. June 1 Pool Closed @ 6pm
    - 9. June 8 Pool Open 12-8pm
    - 10. June 13 Pool Open @ 2pm
    - 11. June 21 Fathers' Day at the Pool
    - 12. June 27 Pool Open @ 2pm
    - 13. July 3 4<sup>th</sup> of July Parade (evening)
    - 14. July 11 Pool Open @ 2pm
    - 15. July 25 Family Fun Night
    - 16. August 1 Adult Pool Party
    - 17. Sept. 27 Last Day Pool is Open
    - 18. Oct. 24 Wine Tasting Event
    - 19. Dec. 5 Holiday Event

- b. Collections Report:
    - i. Number of Owners Paid to date: 254
    - ii. Amount paid to date; \$170,180
    - iii. Number of Associates Paid to date: 54
    - iv. Amount Paid to date: \$39,312
    - v. Number of Owners Paid Late: N/A
    - vi. Amount of Late Fees Paid: N/A
    - vii. Number of Owners Delinquent: N/A
    - viii. Number of Owners being sent to Collections in 2019: N/A
    - ix. Date Notice letter sent: N/A
    - x. Date sent to Collection Agency: N/A
  - c. Status of Collection Accounts (same as last month)
    - i. Case 201603 – Contacted A.S.A.P. Collection Services 11/4/2019. Owner still owes LPHOA \$3,749.86. This amount includes 2020 dues.
    - ii. Case 201802 – Contacted Pro Solutions on 11/04/2019. Homeowner owes \$1584.15 to LPHOA (\$4,713.82 in total). Pro Solutions is still waiting for a \$1000 deposit.
    - iii. Case 201801 – Contact Pro Solutions on 11/04/2019. Pro Solutions is still waiting for a \$1000 deposit. Homeowner owes \$1,84.08 to LPHOA (\$4650.11 in total).
    - iv. Case 201902 – Homeowner owes \$1427.86. All mailings have been “Returned to Sender” including 2020 assessment.
    - v. Case 201903 – Contacted Pro Solutions on 11/04/2019. Homeowner owes Pro Solutions fees.
    - vi. New case being sent to collections.
- 7) Old Business
- a. The Alley: We have established that this is a public easement, and will notify Homeowners that there is No Parking in the Alley.
- 8) New Business
- a. Bank loan: we have been approved for the loan. Currently reevaluating work to be done.
  - b. Solar: exploring solar options, may have a presentation at the next Board meeting.
  - c.
- 9) The meeting was adjourned at 8:55 pm