

**Crest of Calavera Hills Homeowners Association  
General Session Board Meeting Minutes**

**Monday, August 13, 2018**

***Property Advantage  
5142 Avenida Encinas, Carlsbad, CA 92008***

- ATTENDANCE:** Directors Present: Bill Parks, President  
Janet Bryant, Secretary  
Mark Dea, Treasurer  
Tina Filler, Director at Large  
Joe Curran, Vice President
- Representing Property Advantage: Erik Runsvold, CAMEx, CCAM, CMCA, AMS Division Manager
- CALL TO ORDER:  
HOMEOWNER FORUM:** The meeting was called to order at 5:39 pm by Bill Parks, Board President.
- Time was set aside for Owners in attendance to address the Board with concerns regarding the community. There was one homeowner in attendance who addressed the noise concerns and partying at the pool area. As a result of these issues, the Board directed Management to mail a notification to the Membership reminding them of the pool rules.
- APPROVAL OF MINUTES:** Upon a motion duly made by Bill Parks, seconded by Janet Bryant and unanimously carried, the Board approved the July 9, 2018 General Session Minutes.
- FINANCIAL REPORTS:** Upon a motion duly made by Bill Parks, seconded by Janet Bryant and unanimously carried, the Board accepted the financials ending July 31, 2018. This acceptance is subject to the auditor's year-end review. In addition this acceptance is contingent upon additional information regarding the balance sheet operating amount of \$112K, due from operating at roughly \$10k and the Aged Receivables "Fines" line item.
- COMMITTEE REPORTS:** Landscape Committee: The next monthly landscape walk is scheduled for August 16, 2018 at 9:00 am.
- NEW BUSINESS:** Asphalt Reseal Proposals: Upon a motion duly made by Bill Parks, seconded by Janet Bryant and unanimously carried, the Board approved NPG Asphalt to conduct the asphalt reseal project for a cost not to exceed \$25,396.00.
- Comerica Bank: Upon a motion duly made by Tina Filler, seconded by Joe Curran and unanimously carried, the Board approved the transfer of \$221,000.00 out of the US Bank Reserve Account to a new bank account at Comerica Bank. This account will be opened by Board President, Bill Parks.
- Architectural Application: Upon a motion duly made by Bill Parks, seconded by Tina Filler and unanimously carried, the Board approved the architectural application submitted by the owner of 3782 Portland Court for new window installations.
- NEXT MEETING:** The next regularly scheduled Board meeting will be September 10, 2018.

**ADJOURNMENT:** With no further business to come before the Board, the meeting was adjourned at 7:16 p.m.

**ATTEST:** \_\_\_\_\_

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