

**Avocado Estates Homeowners Association
General Session Meeting Minutes
Tuesday, February 9, 2021
Meeting was held on ZOOM.COM**

Roll Call

Jim Harrington, President
Jeannette Danner, Treasurer
Mark Blair, Vice President
Sandra Reeve, Director at Large arrived at 6:22pm
Darrell Strom, Director at Large
Kristin Livingni, Director

Absent

Erica Miller, Secretary

Also Present

Chloe Holder, CMCA, Community Association Manager

Call to Order

The meeting was called to order at 6:00pm

Executive Session Disclosure

The board announced that at the previous Executive Session held on January 11, 2021 were legal matters regarding the Asphalt Curbing, Meeting Minutes, Delinquencies and Show Cause Hearings.

Homeowners Forum

No Homeowners were present.

Meeting Minutes

The board made a motion to approve January 11, 2021 General Session Meeting Minutes as submitted.
(6/0)

Financials

The Board made a motion to approve the December 2020 Financials pending Year End Review. (6/0)

The board made a motion to approve Management to transfer Association's Funds per Civil Code Section 5380(b)(6). (6/0)

Delinquencies

Nothing to report at this time.

Management Report

The board reviewed the management reports.

Correspondence

The board reviewed correspondence received since the last meeting.

Architectural

1108 Timberpond Dr: (Fencing) The board made a motion to approve the application pending the owner send in a photo of what is going to be installed for final board approval. **(5/0)**

1371 Timberpond Dr: (Veneering) The owner withdrew his application.

1567 Woody Hills Dr: (Dormers) The board made a motion to approve the application as submitted. **(6/0)**

1782 The Woods Dr: (Deck) The board made a motion to approve the application as submitted. **(6/0)**

1125 Avocado Summit Dr: (Painting) The board made a motion to approve the application as submitted. **(6/0)**

Committee Report

Landscape - The Board discussed the Association's landscape.

Communications Committee - The board discussed HOA Communication.

Pool Committee Report - Adjust the janitorial schedule back to winter hours.

Old Business

Surveyor - The board tabled the discussion.

New Business

Landscape Bids -

The board made a motion to ratify approval of proposal #2000-610 from Green Horizon in the amount of \$1,560.00. **(6/0)**

The board made a motion to approve proposal #2000-0379 from Green Horizon in the amount of \$397.00. **(6/0)**

The board made a motion to approve an annual tree planting Budget in the amount of up to \$2,400 Not to exceed pending confirmation that this is on HOA property **(6/0)**

Stairs - Tabled Get bid to replace the stairway.

Key Fob System - The board tabled the discussion.

Next Meeting

The next Board of Directors meeting will be held on March 9, 2021 at 6:00pm

Adjournment

The meeting adjourned at 7:17 PM.

BOARD CERTIFICATION AND APPROVAL OF MINUTES

This is to certify that Avocado Estates Homeowners Association is a California Nonprofit Mutual Benefit Corporation; that the Board is duly constituted; has made all decisions based on reasonable investigation in

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good faith and with regard to the best interests of the community and its members; has exercised discretion within the scope of its authority under relevant statutes, covenants and restrictions in discharging its obligations; and hereby approve the authenticity of actions reported of this meeting.



Recording Secretary



Board Signature