

**CALIFORNIA REFLECTIONS COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
MAY 1, 2023**

MINUTES

Upon due notice received and had, the Board of Directors of the California Reflections Community Association held a Board meeting via zoom and in person at the Ranch Site on May 1, 2023. The Board meeting was called to order at 6:00 p.m.

DIRECTORS PRESENT

Jay Loyola, President

Ravi Singh, Vice President

Lisa Sperou, Treasurer

DIRECTORS ABSENT

Susan Richeson, Director

Phil Fleming, Secretary

ALSO ATTENDING

Kristie Vander Meulen, Common Interests, Inc.

ADMINISTRATIVE MATTERS

The Board reviewed the regular meeting minutes and executive session minutes for the meeting of April 3, 2023 as presented. A motion was made by Ravi Singh and seconded by Jay Loyola to approve the Board meeting minutes as presented. The motion passed unanimously.

The Board of Directors reviewed the April 3, 2023 action items. No further action was needed.

The Board reviewed the violation log, violation letters sent to homeowners and responses provided from some homeowners. The Board agreed that they would like management to move forward with the next violation letter for each home remaining in non-compliance. The Board also agreed that they would like to continue to address any fines or fine

and hearings on a case-by-case basis, understanding that some residents may be facing hardships. Fine and hearings were discussed in executive session.

The Board of Directors reviewed a complaint from a homeowner regarding their neighbor's tree overhanging in their yard and causing potential damage. The Board agreed to have management send a letter to the homeowner requesting they trim the tree away from the neighboring property. Management was also directed to notify the homeowner who sent in the complaint of the Board's decision.

The Board of Directors reviewed the proposed May, 2023 newsletter. A motion was made and seconded to approve the newsletter as presented. The motion passed unanimously. Management was directed to mail the newsletter to the membership.

The Board of Directors reviewed a bid from O'Connell Landscape to spray the weeds throughout the interior of the community at the curb and gutters. A motion was made and seconded to approve the bid in the amount of \$558.00. The motion passed unanimously. Management was directed to send the approved bid and schedule the work to be completed.

The Board of Directors reviewed the patrol activity report. No action was necessary.

FINANCIAL

The Board of Directors reviewed the financial statements for the period ending March 31, 2023. A motion was made by Lisa Sperou and seconded by Jay Loyola to approve the financials as presented. The motion passed unanimously.

The Board of Directors reviewed a CD Rate Sheet from Pacific Western Bank to see if the HOA would like to transfer funds from their current reserve accounts to ensure that the HOA is within the FDIC insured limits. The Board agreed that they would like to transfer \$150,000.00 to a 7-month promotional CD at 4.15 %. Management presented the paperwork and signature cards to the Board to sign and authorize the CD transfer.

ARCHITECTURAL MATTERS

The Board of Directors reviewed an architectural application for 15 Catalina Island Street for a new white vinyl fence. A motion was made and seconded to approve the application. The motion passed unanimously. Management was directed to notify the homeowner of the Board's approval.

SCHEDULE NEXT MEETING

The next board meeting is scheduled to be held on Monday, June 5, 2023, via zoom and in person. The meeting will be called to order at 6:00 p.m. The Board agreed they would try the picnic benches at the Ranch Site for the June meeting since the weather will be nice.

ADJOURNMENT

There being no further business to come before the Board at this time and upon a motion moved and seconded, the meeting was adjourned at 7:00 p.m.

ATTEST

DIRECTOR