

**ALTEZZA AT NEWPORT COAST HOMEOWNERS ASSOCIATION
GENERAL SESSION MEETING MINUTES
MAY 27, 2014
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BOARD MEMBERS PRESENT: Jerry Dotson – Vice President
Bud Grandsaert – Treasurer
Sue Crider – Secretary
Hector Macias – Member at Large

BOARD MEMBERS ABSENT: None

MANAGEMENT REPRESENTATIVE: Greg Oymaian, CCAM
Keystone Pacific Property Management, Inc.

ITEMS DISCUSSED IN EXECUTIVE SESSION – April 22, 2014
Approved the Executive Minutes – March 25, 2014

CALL TO ORDER

The General Session meeting of the Altezza at Newport Coast Homeowners Association was called to order by Board Vice President, Jerry Dotson at 6:50 P.M. at the Coastal Canyon Facility, 6700 Ridge Park, Newport Beach, CA 92660. Roll Call and Proof of Notice was recorded by Management on behalf of the Board of Directors.

HOMEOWNER FORUM

Three homeowners attended the meeting to discuss the open position on the Board of Directors.

CONSENT CALENDAR

- A. **General Session Meeting Minutes – Resolved**, to ratify the action taken and approve the April 22, 2014 General Session Board Meeting minutes and the Architectural report dated March 10, 2014 through April 10, 2014 as submitted.

ITEMS OF UNFINISHED/NEW BUSINESS

- A. **Financial Statements** – A motion was made, seconded and carried to approve the March 31, 2014 and April 30, 2014 financial statements. **Motion carried 4/0**
- B. **CD Maturation** – A motion was made, seconded and carried to approve rolling the CD that matures on 6/13/14 to an 11 month term. **Motion carried 4/0**
- C. **Board Member, Jess Craig Resignation** – A motion was made, seconded and carried to accept the resignation from Jess Craig. **Motion carried 4/0**
- D. **Appointment of a New Board Member** – A motion was made, seconded and carried to appoint Dave Canaday to fill the vacant position on the Board of Directors. Dave's position will expire in August 2015. **Motion carried 4/0**

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E. Delinquency Report –

1. APN 935-344-58 – A motion was made, seconded and carried to not file a lien on this property as the homeowner is current. **Motion carried 4/0**
2. APN 935-34-546 – A motion was made, seconded and carried to file a lien on this property for the outstanding assessments and all applicable charges.
Motion carried 4/0
3. APN 935-345-70 – A motion was made, seconded and carried to not file a lien on this property as the homeowner is current. **Motion carried 4/0**

F. Grants Landscape Proposal – Various Items Throughout – A motion was made, seconded and carried to approve the proposal from Grant's Landscape generated from the landscape walk in April 2014 for various items throughout the community. **Motion carried 4/0**

G. Grants Landscape Proposal for Tree Removal on Vista Ridge – A motion was made, seconded and carried to table the revised proposals from Grant's Landscape to remove Pine trees on both sides of the entrance to the community and replace with Olive trees.
Motion carried 4/0

H. Entry Concrete Coping Replacement – A motion was made, seconded and carried to approve the proposal from PCW Contracting to replace the damaged concrete coping at the entrance of the community, in the amount of \$2,700.00. **Motion carried 4/0**

I. Light Pole Replacement on Altezza Drive – A motion was made, seconded and carried to approve the proposal from Three Phase Electric to replace the damaged light pole on Altezza, in the amount of \$5,152.00. **Motion carried 4/0**

J. Annual Election Notice/Ballot Mail Out – A motion was made, seconded and carried to approve the Annual Election date of Tuesday, August 19, 2014 at 4:30 P.M. at the Coastal Canyon Clubhouse and to mail the ballots to the membership no later than Friday, July 18, 2014, which is 32 days prior to the election. **Motion carried 4/0**

K. Annual Election Record Date – A motion was made, seconded and carried to approve to set the record date for July 1, 2014, which is 49 days prior to the election. **Motion carried 4/0**

L. Inspector of Election – A motion was made, seconded and carried to approve to have a representative from Keystone Pacific act as Inspector of Election at the August 19, 2014 Annual Meeting. **Motion carried 4/0**

M. Newport Coast Community Association Master – Trees on Vista Ridge – The Board approved the NCCA option to accept the replacement of pines on Vista Ridge, like for like.

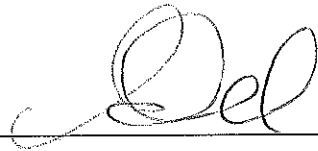
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- N. **Next Meeting Agenda Discussion** – No action required
- O. **Next Meeting Date** – The next meeting is scheduled for Tuesday, June 24, 2014 at 6:30 P.M. The location of the meeting will be the Coastal Canyon Facility in Newport Coast.

ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned at 8:20 P.M. to Executive Session to discuss minutes.

ACCEPTED: _____



DATE: _____

6/24/2014