

**ALTEZZA AT NEWPORT COAST HOMEOWNERS ASSOCIATION**

**GENERAL SESSION MEETING MINUTES**

**JUNE 28, 2016**

**PAGE 1 OF 3**

**BOARD MEMBERS PRESENT:**

Hector Macias – President  
Jerry Dotson – Vice President  
David Canaday – Treasurer  
Roger Naff – Member at Large

**BOARD MEMBERS ABSENT:**

Sue Crider – Secretary

**MANAGEMENT REPRESENTATIVES:**

Greg Oymaian, District Manager  
Marissa Galvez, Community Manager  
Keystone Pacific Property Management, Inc.

**ITEMS DISCUSSED IN EXECUTIVE SESSION – May 24, 2016**

Approved the Executive Minutes – May 03, 2016

Delinquency Report – No action required

Legal Discussion Architectural

**HOMEOWNER FORUM**

There were no homeowners in attendance.

**CALL TO ORDER**

The General Session meeting of the Altezza at Newport Coast Homeowners Association was called to order by the Board President, Hector Macias, at 6:40 P.M. at the Coastal Canyon Facility, 6700 Ridge Park, Newport Coast, CA 92660. Roll Call and Proof of Notice was recorded by Management on behalf of the Board of Directors.

**CONSENT CALENDAR**

- A. **Approval of the May 24, 2016 General Session Meeting Minutes – RESOLVED** to ratify the action taken and approve the May 24, 2016 General Session Board Meeting minutes as submitted.

**ITEMS OF UNFINISHED/NEW BUSINESS**

- A. **Financial Statement** – A motion was made, seconded and carried to accept the May 31, 2016 financial statement and variance report as submitted. **Motion carried 4/0**
- B. **CD Maturation** – A motion was made, seconded and carried to approve Morgan Stanley opening five (5) new CD's. The CD's are as follows:

	<b>Bank</b>	<b>Maturity Date</b>
1.	Comenity Bank Jumbo	07/01/2019
2.	Comenity Bank Jumbo	06/29/2019
3.	Comenity Bank Jumbo	06/29/2021
4.	Wells Fargo	06/30/2021
5.	Discover Greenwood	07/01/2019

**Motion carried 4/0**

ALTEZZA AT NEWPORT COAST HOMEOWNERS ASSOCIATION

GENERAL SESSION MEETING MINUTES

JUNE 28, 2016

PAGE 2 OF 3

- C. **Grants Landscape Proposals** – A motion was made, seconded and carried to approve the June 2016 proposal from Grant’s Landscape for various items throughout the community, in the amount of \$680.00. **Motion carried 4/0**
- D. **Spa Furniture Replacement Proposals** – A motion was made, seconded and carried to approve the proposal from Elite Ideas to replace the spa furniture with the Kenzo Woven Collection, which is identical to the pool furniture at the NCCA Clubhouse.
- Tropitone Furniture – Elite Ideas**
- |   |            |
|---|------------|
| 1. New Kenzo Woven Collection Spa Furniture   | \$8,140.58 |
| This does not include set-up of new furniture |            |
| Mark Andrews Cost to Set-up                   | \$275.00   |
- Motion carried 4/0**
- E. **2016 Annual Maintenance Inspection Proposals** – A motion was made, seconded and carried to approve the proposal from OCBS, in the amount of 988.00, to perform the 2016 Annual Maintenance Inspection. **Motion carried 4/0**
- F. **Homeowner Request to Replace the Non-Performing Magnolia Tree in Front of 19 Ultima Drive** – This item was tabled pending the landscape committee’s review of the extra magnolia trees planted at 21 Lucania.
- G. **Asphalt Slurry Seal** – The Board of Directors requested that Management meet three (3) asphalt vendors onsite to inspect the streets and provide proposals.
- H. **Front Entry Door Staining** – This item was tabled to obtain revised proposals for stripping the doors.
- I. **Cox Communications** – A motion was made, seconded and carried to approve Cox Communication to continue to service the homeowners of Altezza and determine what lines are covered by their warranty and will be repaired and replaced at their cost.  
**Motion carried 4/0**
- J. **Architectural Report and Decisions** – No action required.
- K. **Newport Coast Community Association Master** – Board member, Roger, attended the May 26, 2016 NCCA meeting. The NCCA Board of Directors discussed tree replacement throughout the Newport Coast Community, and missing towels at the clubhouse.
- L. **Next Meeting Agenda Discussion** – No action taken.
- M. **Next Meeting Date** – The next meeting is scheduled for Tuesday, July 26, 2016 at 6:30 P.M. The location of the meeting will be the Coastal Canyon Facility in Newport Coast.

ADJOURNMENT

ALTEZZA AT NEWPORT COAST HOMEOWNERS ASSOCIATION

GENERAL SESSION MEETING MINUTES

JUNE 28, 2016

PAGE 3 OF 3

There being no further business to come before the Board, the meeting was adjourned at 8:00 P.M. to Executive Session to discuss minutes, delinquency report and legal issues regarding architectural.

ACCEPTED: *Hula Mawin*      DATE: *26 July 16*