

SAN LORENZO VILLAGE HOMES ASSOCIATION



**MEETING NO. 1628
REGULAR BOARD MEETING MINUTES
Thursday, July 18, 2019
377 Paseo Grande, San Lorenzo**

- 1.0 CALL TO ORDER - President Kathie Ready called the meeting to order on Thursday, July 18, 2019 at 7:30 pm.
- 1.2 ROLL CALL - Board Members present: President Kathie Ready, Secretary/Treasurer Emanuel M.S. Robinson, and Director John Chung. Board Members Excused: . Staff Present: Administrator Debi Powers and Operations Manager Mai Vue .
- 1.3 SIGN – IN SHEET - President Ready reminded all members who were present to sign-in at the back table.
- 2.0 PUBLIC COMMENTS - Items not on the Agenda:
Items discussed included:
A report of upcoming events was given from the San Lorenzo Village Library.
A comment was made about the Village Green (Demmon’s Project) offering discounts to fire fighters and other first responders.
An update report was given on the county identifier plans for Hesperian.
- 3.0 COMMENTS FROM PUBLIC AGENCIES (7:40 p.m.):
- 3.1 California Highway Patrol Office: Not present
- 3.2 Sheriff’s Office: Deputy Swalwell gave a brief report
- 3.3 Supervisor Chan’s Office: Jared Savas shared upcoming county meetings, planning meetings and events.
- 3.4 Zoning Enforcement: a report was available
- 4.0 OTHER BUSINESS (motion may be required):
- 4.1 House of the Month (15960 Via Alamitos): 15960 Via Alamitos was awarded House of the Month.
- 4.2 Adoption of Amended By-Laws: Administrator Powers requested to send out the By-Laws for the second round of review by the membership. A motion was made to mail out the By-Laws for the second round of membership review. The motion was seconded. The Board voted all in favor. The motion passed.
- 4.3 Discussion of Proposed California Legislature Regarding Zoning Reconfiguration Bills (SB 50, AB 670, etc.): The Board discussed proposed legislatures that would change the type of housing that is currently allowed in residential single family as well as legislature that would nullify portions of governing documents that prohibit the building of an additional home/dwelling on a single family lot. The Board also discussed the negative impact that allowing additional dwelling units or the conversion of single family homes into duplexes would have on the community. The Board discussed the need to appoint a liaison for interviews. A motion was made to authorize Administrator Powers and a Board Member to give interviews as needed regarding the opposition to these bills. The motion was seconded. The Board voted all in favor. The motion passed.
- 5.0 LIENS AND VIOLATION REPORT (motion may be required)
1 lien was released last month. 1,224 Violation Notices that were mailed: 468 Yard Maintenance, 290 Plans Required, 155 Building Maintenance, 94 Inoperative/Stored Vehicles, 87 Items in Yard, 188 Multiple Violations, 19 Holiday Lights, 16 unapproved tree work and 54 Miscellaneous Violations (e.g. *complaints of loud noise, dog barking, items in yard, etc.*), 129 violations were closed. A motion was made to accept the liens and violation report, it was seconded, the Board voted all in favor. The motion passed.
- 6.0 FINANCIAL REPORT (motion required)
- 6.1 Approval of June 30, 2019 Expenditures: A motion was made to table the approval of the June 30, 2019 Expenditures. It was seconded, the Board voted all in favor. The motion passed.
- 6.2 Approval of Fund Transfer from Mutual of Omaha Operating Account to Bank of the West Operating Account in the amount of \$150,000: A motion was made to approve the Fund Transfer from Mutual of Omaha

Operating Account to Bank of the West Operating Account in the amount of \$150,000, it was seconded, the Board voted. The motion passed.

7.0 COMMITTEE REPORTS

7.1 Community Events: Administrator Powers read an update from Director Clowser on the 2019 Halloween Event

8.0 ADMINISTRATOR’S REPORT(motion may be required)

Currently we have 5767 residents. 5476 residents paid their 2019 assessments as of June 30, 2019. 291 accounts are still unpaid.

Office visits for the month of June: 88

Demands processed for the month of June: 21

- 2017 Business Property Statement / County Assessor / County Tax Collector: A notice of Enrollment of Escape Assessment was received for the 2016 tax year. Tax bill should be received in July of 2019. The estimated amount owed for the 2019 year is under \$5,000.
- Allianz 3000 Sweeper: Parts have been ordered to repair the elevator shaft and bearings. Repair will be scheduled once the parts have been received.
- Two security companies were interviewed, proposals were requested for services.
- The enclosed tot lot/ playground had another mushroom cap break off. Frank removed the remainder of the mushrooms and the metal post that was left after the seesaw was removed a few years ago.
- Research is being done on the best way to conduct the state mandated sexual harassment training. A Meeting was held with a company that would facilitate the training. Contractors have been contact for in person training. Thus far the most cost effective way appears to be online classes.

Company	Supervisor	Employee	Online
Cal Chamber	43.99	25.99	x
Compliance Training Group	39.99	19.99	x
Career Resources Inc	14.95	11.95	x

- Roses and mulch were installed along the walkway.
- The light poles along the walkway were all painted.
- More drought tolerant landscaping will be installed along the front and side of the building
- The Elm tree in front of Lollipop Lane Preschool was inspected and branches were removed by Frank and Loral.
- Monthly Staff meeting: Time management and ways to improve were discussed.

9.0 BOARD REPORTS: No other report from Board.

10.0 MINUTES OF THE PREVIOUS MEETING:

10.1 Disposition of Executive Session and Hearing Minutes # 1624 on June 20, 2019.

10.2 Approval of Executive Session Minutes and Hearing Minutes # 1624 on June 20, 2019. A Motion was made to approve the Executive Session and Hearing Minutes # 1624 on June 20, 2019, it was seconded, the Board voted all in favor. The motion passed.

10.3 Approval of Regular Board Meeting Minutes #1625 on June 20, 2019. A Motion was made to approve the Regular Board Meeting Minutes #1625 on June 20, 2019, it was seconded, the Board voted all in favor. The motion passed.

11.0 ADJOURNMENT – Meeting was adjourned at 8:47 pm.

Respectfully submitted by:

Emanuel M.S. Robinson, Secretary/Treasurer

Recorded and Transcribed by: Debi Powers, Administrator

Reviewed by: Kathie Ready, President

APPROVED