

Palisair Home Owners Association

A NON-PROFIT CORPORATION

P.O. Box 901

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The association itself is a "Tract Committee"
under the Declaration of Restrictions covering
Tracts 15944, 15948 and 19890, and operates as
such through its Board of directors and its Officers

PHOA BOARD MEETING NOVEMBER 19, 2012 MINUTES

I. Treasurer Francine Kirkpatrick called the meeting to order at 7:10 pm at the home of Patti Galagher. Present were: Francine Kirkpatrick, Patti Galagher, Diana Ungerleider, Hans Weber and Hal Erdley, by telephone conference call. Absent: Larry Friedman, Steve Di Saia, Stan Swartz and Gael Buzyn (proxies: Kirkpatrick for Friedman and Buzyn.) Quorum met.

II. Approval of 10/15/12 Minutes Minutes from the previous meeting were reviewed. Weber moved that they be approved as written; Gallagher seconded; passed unanimously.

III. Treasurer's Report

a. Kirkpatrick reported that current bank balance is \$24,107.81.

b. **Budget** Kirkpatrick reviewed draft of 2013 budget. Weber moved that budget be approved as drafted; Gallagher seconded; passed unanimously.

ACTION: Budget will be mailed to all homeowners Dec. 1st.

c. **Delinquent dues** Letter to remaining homeowners who have not paid dues, explaining powers of PHOA with regard to failure to comply will be mailed.

IV. Membership and Governance

a. **Computer record keeping** Postponed to next month.

b. New Board and Committee members

i. Vi Walquist and Joyce Ruskin have volunteered to serve on Tree Committee; Executive Committee approved.

ii. Gael Buzyn will resign from Board. Vacancy created by his resignation will be filled by Syd Vinnedge who has agreed to serve as 2013 Treasurer.

Weber moved and Gallagher seconded Buzyn resignation and that Vinnedge be approved as new Board Member; passed unanimously.

c. **CC&R Revisions** No news.

d. **Website** No news.

e. **Welcome Wagon** No news.

V. Plans Committee

a. **PHOA Policy**

New fee for plans review was discussed. Weber moved that minimum fee be set at \$500 for Slutzker, Nosrati and Ghoreyshi; Kirkpatrick seconded; passed unanimously. A more detailed fee structure will be established later.

- b. 1260 Las Lomas Ave. (Slutzker)** No news.
- c. 16058 Anoka Dr. (Nosrati)** Building & Safety grading plan approval is pending and needed prior to PHOA final plans review.
- d. 1054 Palisair Pl. (Ghoreyshi)** No news.
- e. 1132 Las Pulgas Rd. (Algert)** Plans were approved and put in storage.
- f. Watch list: 1085 & 1091 Palisair Pl.:** No news.

VI. Tree Committee

- a. PHOA Policy** No news.
- b. 1261 Las Lomas Ave. (Rothman)** Weber reported no new complaints from affected neighbors. More trimming is needed.
- c. 1142 Las Pulgas Rd. (Kaplan)** No news.
- d. 949 Las Lomas Ave. (Thomas)** Vernez update on his latest conversation with Thomas was reviewed. Weber proposed that PHOA send letter to Thomas describing consequences for failing to comply. **ACTION:** Kirkpatrick suggested Di Saia draft the letter.
- e. 1075 Palisair Pl. (Goldman)** **Action:** Weber and Kirkpatrick will follow up.
- f. 1070 Palisair Pl. (Johnson)** Mr. Simonian has not filed complaint with Board; remove from agenda.
- g. 1034 Las Lomas Ave. (Vernez)** **ACTION:** Weber will speak with owner about trimming tree.

VII. Old Business none

VIII. New Business none

Treasurer Kirkpatrick adjourned the meeting at 8:42 pm.

Next meeting: December 17, 2012 (third Monday of the month).

Respectfully submitted,



Diana Ungerleider
PHOA Secretary