

Palisair Home Owners Association
A NON-PROFIT CORPORATION
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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
OCTOBER 20, 2014
MINUTES

I. President Larry Friedman called the meeting to order at 6:55 p.m. at the residence of Patti Gallagher. Present: Larry Friedman, Patti Gallagher, Francine Kirkpatrick, Karen Olan, Diana Ungerleider, Syd Vinnedge and Vi Walquist. Absent: Hal Erdley and Steve Di Saia (Kirkpatrick holds proxy for Erdley; Gallagher holds proxy for Di Saia). Also present: home owners Miriam Schulman, Karen Beard and Tom Helscher.

II. Approval of September 15 Minutes Minutes from the previous meeting were reviewed. Minutes were approved as amended.

III. Treasurer's Report

- a. Olan reported checking account balance is \$8,586.50 and savings account balance is \$52,931.08.
- b. Olan reviewed list of home owners who have not paid plans approval fees. Discussion held on need for coordinating and communicating on plans fee billings and payments. Olan will coordinate with Di Saia.

IV. Membership and Governance

- a. **Annual Meeting** Friedman will draft cover letter to be mailed to all homeowners Nov. 1. Letter will explain dues increase and will include dues bill and 2015 Budget which will be drafted by Olan. Ungerleider will coordinate mailing. Tentative date for Annual Meeting is Feb. 3, 2015; Gallagher will check on availability of meeting room.
- b. **Board Recruits** Kirkpatrick will share position of president with Friedman in 2015, with alternating 4-month terms.
- b. **Welcome Wagon** Gallagher reported that 1038 Anoka Place closed.

V. Plans Committee

- a. **Office Administrator** Kirkpatrick reported that Kim Bantle has been assisting with rewriting the plans approval document currently on website and has also been reviewing CC&Rs.
- b. **1227 Las Pulgas Rd. (Hill)** No developments.
- c. **16058 Anoka Dr. (Nosrati)** Discussion held on roof top deck issues.
Friedman moved that all deck top furniture be limited to 15.5 feet height; Gallagher seconded; passed unanimously.
- d. **16163 Anoka Dr. (Del Colliano)** Litigation is ongoing.
- e. **1054 Palisair Pl. (Ghoreyshi)** No developments.
- f. **1050 Palisair Pl. (Cohen)** No developments.
- g. **1378 Las Canoas (Afifi)** No developments.
- h. **1217 Las Pulgas Rd. (Issacs)** Owner submitted new plans which are being reviewed by plans committee. Board members who have not seen plans will meet to review; Gallagher will coordinate.
- i. **1085 Palisair Pl. (Orosco)** Plans review meeting for affected neighbors took place on Oct. 11.

VI. Tree Committee

- a. **Policy** No developments.
- b. **1100 Las Pulgas Rd. (Wlodek)** Kirkpatrick presented sight-line drawing and photos of new fence which blocks the view of the neighbors above, Karen Beard and Tom Helscher, who were present at meeting. Mr. Helscher and Ms. Beard requested Board help with resolving issue. Kirkpatrick will follow up with Di Saia and show him photos and drawing. She also showed landscaping plans which Board reviewed and endorsed; approval is delayed due to need for re-evaluation of fence.
- c. **949 Las Lomas Ave. (Thomas)** No developments.
- d. **1034 Las Lomas Ave. (Vernez)** No developments.
- e. **1261 Las Lomas Ave. (Rothman)** No developments.
- f. **16116 Anoka Dr. (Ransford)** Tree committee visited owners and discussed tree problems.

VII. Old Business/ New Business None

President Friedman adjourned the meeting at 8:55 p.m.

Next meeting: **November 17, 2014** (third Monday of the month)

Respectfully submitted,



Diana Ungerleider, PHOA Secretary

