

Upland Green HOA board meeting Minutes August 2015

Board members present: Jennifer Santiago, Tom Rocamora, Lola Tiburcio, Caley Mitchell, Oscar Tiburcio and Lee Roberts

Meeting started at 7:06

Three homeowners were present.

A homeowner expressed their concern regarding the overflow lot. Lola discussed the plans in terms of having the cars moved so the yard can be re-graded, sprayed and placing numbers on the spaces. We are also considering making a charge to use the overflow lot.

There is a trailer in the lot and the person who registered the trailer indicated the trailer was not hers. A certified letter will go out before the trailer is towed.

The company that did the marking on our streets will be coming back and removing the markings.

Annual Meeting: We will have cookies and water for the homeowners. We will spend up to \$50.00 for the refreshments.

Caley will be creating a document with all of the passwords and an information sheet. We should consider creating a PayPal account for the annual billings so it will not have to go on individual's debit/charge cards.

Discussed the B-que and low turnout and what can be done to advertise the event.

Treasurer discussed the balances in the accounts. We have about one year of reserves. We should have 11K to add to the reserves if we do not spend it this year.

Discussed the budget that needs to go out with the annual meeting notice.

We received two returned billing statements.

There is one homeowner who is seriously delinquent on their dues and the statute of limitations may prevent us from collecting if we do not take action soon.

The options per the attorney is 1) A personal judgement for the balance 2) Take the rent income which requires legal action. Taking the rental income was approved by the board.

We need to vote on the following.

- 1) Placing beauty bark along the tennis courts and pruning trees
- 2) Lime treatment of the Green – Tom will send an email out.

A vote to remove the water meters from the Green was approved 5 to 1.

Jennifer asked the visitors if anyone wanted to take over the architectural control position which is currently vacant. No one volunteered.