

**MESA VILLAGE HOMEOWNERS ASSOCIATION  
MINUTES OF THE GENERAL MEETING FOR THE  
BOARD OF DIRECTORS  
September 19, 2006**

**John Cole called the general meeting of the Board of Directors for the Mesa Village Homeowners Association to order on Tuesday, September 19, 2006, at 7:07 PM in the recreation hall located at 10540 Caminito Baywood, San Diego, CA.**

**Directors Present:**

<b>John Cole</b>	<b>Judy Fischer</b>
<b>Randy Castellano</b>	<b>John Norris</b>
<b>Dinesh Sandal</b>	<b>Constance Kiernan</b>
<b>Mildred Genatempo</b>	

**Also Present:           Bill Bond – Property Manager  
                              Ed Woods – Office Manager**

**MINUTES**

**A motion was made, seconded and carried to approve the August 2006, general minutes. The minutes will be placed on file at the Association office.**

**OPEN TIME FOR RESIDENTS**

**Sandra Regan from Court 25 addressed the Board and other attendees of the meeting and read two letters to the members. She requested that the letters be included with the minutes. These letters will be available in the office along with the minutes and available to our homeowners when requested.**

**Other discussion included compliments to the Board for doing a great job, enquiries about benches being placed in the park areas, and the possibilities of the Association inspecting units for architectural changes prior to their sale.**

**FINANCIALS**

**Bill Bond and Dinesh Sandal updated the homeowners on the status of the HOA financials. We have recently had about \$39,000 in planned expenses. We have also just bound a new 6 month CD at 5%. We are showing an increase of equity of \$83,499.72 and we are \$50,000 below our budgeted operational costs.**

## **ANNUAL MEETING PACKET AND ELECTION RULES**

**After discussion the Board made a motion, seconded and carried to approve the Election Rules and Annual Meeting Packet pending the removal of the proxy requirement.**

### **ANNUAL MEETING**

**The Board made an announcement during the general meeting that the Annual Meeting has been rescheduled to October 24, 2006 at 7PM and will be located at the Baywood recreation hall.**

### **MANAGER'S REPORT**

**Bill reported to the Board that the painting project is ahead of schedule. We have completed court 31 and we are moving to court 32. The Painters are currently painting court 30 and prepping court 31. Pacific Trees has completed their contract to prune most of the ash and sycamore trees through the complex. Ed is working on getting prices to fertilize the complex. We are looking in to a fertilizer with weed control.**

### **ANNUAL AUDIT**

**Bill asked the Board to approve the quote from Sonnenberg and approve it so that the Association could begin their FY2006 Audit. After discussion, a motion was made, seconded and carried to approve the contract with Sonnenberg.**

### **INSPECTOR OF ELECTIONS**

**After discussion, a motion was made, seconded and carried to approve Bill Bond to be the Inspector for the 2006 elections.**

### **ARCHITECTURAL REQUESTS**

**The following list of units submitted Architectural Requests.**

- 1. Unit 116, 10509 Caminito Obra – Request to install sunshade – Denied.**
- 2. Unit 206 10515 Greenford Drive – Request to install a security door. – Tabled - The Board requested additional information.**

### **COMPLIANCE COMMITTEE**

**The committee has almost completed their inspections.**

### **ITEMS DISCUSSED DURING THE EXECUTIVE SESSION**

- **Approval of Previous Months Executive Meeting**
- **Review of Violation Policy**
- **Foreclosures**
- **Homeowner Requests**
- **Delinquencies**

#### **ADJOURNMENT**

**There, being no further business to come before the Board at this time, a motion was made, seconded and unanimously carried to adjourn the meeting. The meeting was adjourned at 8:37 PM.**

**Approved**