

**Seascape Village Owners Association
General Session Meeting
November 16, 2022
Association Clubhouse**

Board Members Present: Paul Delaney, President; Rick Riccobono, Vice President; Missy Deacon, Secretary; Carolyn Novotny, Treasurer

Also Present:

Sheryl Sharp; Curtis Management Company, Cierra Flanders; Recording Secretary

Called to Order

The meeting was called to order at 6:04 p.m. on November 16, 2022.

Executive Summary

President Delaney reported the Board discussed legal matters, delinquencies, and member discipline at the prior Executive Session Meeting.

Homeowners Forum

Six (6) homeowners were in attendance.

Consent Calendar

The Board *MSUA (Novotny, Riccobono) the Consent Calendar as presented. 1) October 2022 Financial Statement subject to audit 2) October Bank Statements & Reconciliations 3) Civil Code §5380(b)(6) Board Resolution for transfers 4) Record a lien on SV-0025-2; SV-00036-2; SV-00184-1.

Minutes

The Board *MSUA (Delaney, Novotny) the minutes from October 19, 2022, as amended.

Committee Reports

Architectural Committee

The committee coordinator stated that there were six (6) architectural applications approved and no escrow inspections completed.

Landscape Committee

The committee coordinator stated that the watering audit has been completed resulting in the saving of some water. Tree trimming is almost completed.

Maintenance

Nothing at this time.

Pool

The committee coordinator stated that dead leaves are still collecting on the pool deck. The light bulb replaced at pool #3 is still missing the cover. The gate at pool #1 has been repaired. The tile in front of the shower at pool #1 needs to be repaired. Bonnie to clean the floors. Blue Balance last day November 30, 2022, Aquapure begins December 1, 2022.

Traffic

The committee coordinator stated that the speeds are picking up and whatever can be done is being done.

Social Committee

The committee coordinator stated that they are hoping to begin decorating for the holiday season.

New Business:

- 1) *Parking Patrol* – The Board *MSUA (Delaney, Riccobono) to change the post orders for excluded vehicles (per the Rules and Regulations) to be cited once, towed on the second notice.
- 2) *The Soto Company* – The Board **tabled** proposal #5172 while additional information is obtained.
- 3) *The Soto Company* - The Board **tabled** proposal #5170 due to the drought.
- 4) *James LaFave* – The Board tabled the proposal to Janaury.

Correspondence:

The Board reviewed the work order log, annual calendar, action items and correspondence from homeowners received throughout the month.

Adjournment:

The Board meeting was adjourned at 6:55pm.

Next Meeting:

The next meeting is scheduled for January 18, 2023, at the clubhouse at 6:00 p.m.

BOARD CERTIFICATION AND APPROVAL OF MINUTES

This is to certify that Seascape Village Homeowners Association is a California Nonprofit Mutual Benefit Corporation; that the Board is duly constituted; has made all decisions based on reasonable investigation in good faith and with regard to the best interests of the community and its members; has exercised discretion within the scope of its authority under relevant statutes, covenants and restrictions in discharging its obligations; and hereby approve the authenticity of actions reported of this meeting.

Board Signature