

**Crest of Calavera Hills Homeowners Association
General Session Board Meeting Minutes**

Monday, December 10, 2018

***Property Advantage
5142 Avenida Encinas, Carlsbad, CA 92008***

ATTENDANCE: Directors Present: Bill Parks, President
Janet Bryant, Secretary
Joe Curran, Vice President
Tina Filler, Director at Large

Directors Absent: Mark Dea, Treasurer

Representing Property Advantage: Erik Runsvold, CAMEx, CCAM, CMCA, AMS Division Ma

CALL TO ORDER: HOMEOWNER FORUM: The meeting was called to order at 6:02 pm by Bill Parks, Board President.

Time was set aside for Owners in attendance to address the Board with concerns regarding the community. There were no homeowners in attendance.

APPROVAL OF MINUTES: Upon a motion duly made by Bill Parks, seconded by Tina Filler and unanimously carried, the Board approved the November 12, 2018 General Session Minutes.

FINANCIAL REPORTS: Upon a motion duly made by Bill Parks, seconded by Tina Filler and unanimously carried, the Board accepted the financials ending November 30, 2018. This acceptance is subject to the approved auditor's year-end review. It should be noted, Board President, Bill Parks presented additional information regarding research conducted on both the operating and reserve funds. There were specific questions given to Management to answer.

COMMITTEE REPORTS: Landscape Committee: The next monthly landscape walk is scheduled for December 20, 2018 at 9:00 am.

Parkwest Proposal # 59195: The Board elected to table Parkwest proposal # 59195 until the January 2019 Board meeting.

NEW BUSINESS: Monthly Landscape Proposals: The Board reviewed new monthly landscape proposals from Landscapes USA, Brightview Landscape, Monarch Landscape and Benchmark Landscape. As a result of this review, the Board directed management to request all four (4) bidders reduce their monthly maintenance fee to \$7,500.00. In addition, the Board directed Management to seek and obtain landscape proposals from smaller landscape firms. Lastly, the Board directed Management to call irrigation firms that specialize in irrigation repair and audits.

NEXT MEETING: The next regularly scheduled Board meeting will be January 14, 2019.

ADJOURNMENT: With no further business to come before the Board, the meeting was adjourned at 7:00 p.m.

ATTEST: _____

DATE: _____