

**Summerfield HOA
June 2017 Board Meeting
Minutes
June 5, 2017**

BOARD MEMBERS PRESENT:

Tom Halfaker, Dick Woodward, Kevin Lowitz, Steve Williams, Brad Phillips

BOARD MEMBERS ABSENT:

None

GUESTS PRESENT:

Bob McCleary, Yvonne Dozier

Meeting called to order by Tom at 6:32pm.

ELECTION RESULTS:

- Yvonne informed the board that the election results have been certified, with Tom Halfaker re-elected for a 3 year term. Yvonne will store the ballots.

ARCHITECTURAL VIOLATION MEETING

- Representatives for lot #114 were invited be present for the review of their Architectural Standards violation, but did not appear.

REVIEW/APPROVE MINUTES:

- Motion to approve April 2017 Board meeting minutes.
Dick made the motion, Tom seconded. All in favor. Approved.
- Since the Annual meeting was held in May, there was no formal board meeting.

TREASURER'S REPORT:

- Kevin presented and reviewed the HOA balance sheet and Profit and Loss Budget vs. Actual report as of June 5, 2017.
- There remains one property with an outstanding lien. No other receivables at this time.
- Dues invoices will be sent out next week and are due July 31.

ARCHITECTURAL COMMITTEE REPORT:

- Dick presented the June 2017 Architecture Committee Report.
- Lot #114 is in architectural standards violation, due to yard maintenance. First and second notices have already been sent. There has been no response. The total fine for failing to make corrections after the first and second notices is now \$350, with an invoice to be issued. The board reviewed the situation and will make the decision to take formal action at the next meeting.

- The architecture committee reviewed a concern about recently approved fences. The committee believes the fences are in harmony with the neighborhood, consistent with our stated policies and does not feel any change to policy is required.

COMMUNICATIONS:

- Brad reviewed the website usage and communications sent, including HOA meeting and Chili Cook off notices.
- Since the required number of valid ballots were returned in a timely fashion, the current communications strategy of reminders through email + Facebook + NextDoor + the Summerfield Scoops will be continued.

SPECIAL PROJECTS:

- Steve updated on the status of pool work. Next up is the storage room and drain repair.

OLD BUSINESS:

- Dick updated on pool cypress trimming, which is completed and in budget.
- Broken pool furniture (2 tables) have been replaced.

NEW BUSINESS:

- At next meeting, we will discuss when we might next need to do pool resurfacing, longer term needs for replacing pool furniture, and other pool projects.

Next meetings: Tuesday July 11, 2017 at 6:30 pm
 Tuesday August 8, 2017 at 6:30 pm (Tom's home)

Location: Home of Tom Halfaker, 12700 Summerfield Lane, Poway, CA 92064

Meeting adjourned at 7:56pm, with Tom making the motion, Dick seconding and the motion passing.