

**FAIRMONT HILL COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
MARCH 4, 2013
MINUTES**

- NOTICE** Upon due notice given and received, the regular meeting of the Board of Directors of The Fairmont Hill Community Association was held on March 4, 2013 at 6:30 pm, at White Springs Clubhouse.
- PRESENT** Sharlene Dunn, President
Ricardo Perea, Vice President
Bob Paulhus, Treasurer
Shelley Fajardo, Secretary
- Taryn Martin, StoneKastle Community Management, Inc.
- ABSENT** Ken Carlfeldt, Member
- CALL TO ORDER** The meeting was called to order at 6:38 PM by Sharlene Dunn, Board President.
- OPEN FORUM** Three (3) Homeowners were present for open forum. The items discussed included tree trimming and revisions of the CC&Rs and By-Laws.
- EXECUTIVE SESSION** Management reported that there was an Executive Session of the Board of Directors on February 4, 2013 to discuss member discipline, collections and legal matters.
- CONSENT CALENDAR** Motion was made by Shelley Fajardo, seconded by Ricardo Perea to approve the February 4, 2013 Regular Meeting Minutes and accept the January 31, 2013 financial statement. Motion carried unanimously.
- Item C, Investments for MSSB, on the Consent Calendar was pulled and moved to New Business.
- ARCHITECTURAL REVIEW** Motion was made by Shelley Fajardo and seconded by Ricardo Perea to approve the architectural application as received by the Homeowner of 20261 Clear River Lane to install new white Milgard Style Line Retrofit windows and a new American Integrity 400 Series Retrofit sliding glass door. Motion carried unanimously.
- PRESIDENTS REPORT** Sharlene Dunn, Board President, reported on the neighborhood watch program and how the OC Sherriff's are getting more involved with the neighboring schools.

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**NEW
BUSINESS**

Revisions of CC&Rs and By-Laws

Pam Moore, Esq. was present to provide the drafts of the new CC&Rs and By-Laws for the Fairmont Hill Community Association. The Board will review the drafts, work with the community and Pam Moore on finalizing the drafts then a vote of the membership will take place to make each document effective.

Draft Audit

The Board tabled the draft audit to the April meeting.

Neighborhood Watch / Block Captains

The Board discussed the continued efforts to implement a neighborhood watch program for Fairmont Hill. Sharlene Dunn informed the Board volunteers are slowing contacting her to help out.

Collections

Motion was made by Ricardo Perea and seconded by Shelley Fajardo to approve filing a lien for account 4960851151. Motions carried unanimously.

Motion was made by Shelley Fajardo and seconded by Ricardo Perea to approve filing a lien for account 4960851321. Motion carried unanimously.

Motion was made by Ricardo Perea and seconded by Shelley Fajardo to approve the settlement offer of \$5,000.00 as received by account 4960020841. Motion carried unanimously.

ADJOURN

There being no further business to come before the Board of Directors at this time, the meeting was adjourned at 8:38 pm.

ATTEST

Respectfully Submitted by Taryn Martin, President, StoneKastle Community Management, Inc.

APPROVED BY THE BOARD 4/2/13