

**FAIRMONT HILL COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
MARCH 9, 2022
GENERAL SESSION 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 9, 2022, at 7:00 pm via conference call.

PRESENT Shelley Fajardo, President
Jonathan Kellogg, Vice President
Derek Bounds, Treasurer
Sharlene Dunn, Member at Large

**OTHERS
PRESENT** Lori Yarborough, CEO, StoneKastle Community Management, Inc.
Nancy Blasco, StoneKastle Community Management, Inc.

ABSENT Ken Carlfeldt, Secretary

CALL TO ORDER The meeting was called to order at 7:05 PM by Shelley Fajardo, Board President.

**EXECUTIVE
DISCLOSURE** Management disclosed an executive session was held on March 9, 2022, to discuss member discipline, collections, contracts, and legal matters.

OPEN FORUM There were several owners present during the homeowner's forum and the following topics were discussed: playground refurbishment, approved windows, landscape, broken electrical boxes, shopping carts and homeless activity.

**CONSTANT
CALENDAR**

Minutes
A motion was made, seconded, and unanimously carried to approve the Regular Session minutes for February 9, 2022, as written.

Financial Statements
A motion was made, seconded, and unanimously carried to accept the Financial Statements for the period ending February 28, 2022, subject to audit.

Liens
In accordance with California Civil Code §5673: A motion was made, seconded, and unanimously carried to approve recording a lien in accordance with the Association's adopted Delinquent Assessment Collection Policy and California Civil Code on the properties identified as:

- APN #935-460-15
- APN #936-840-01

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- APN #936-310-31
- APN #936-840-48

**PRESIDENTS'
REPORT**

Shelley Fajardo reported to the Board
Discuss Meet and Greet the Candidates Event – Saturday, March 12th from 12p.m. – 3:00 p.m. at White Springs Pool – Approve a budget for dogs, chips, and drinks.

Discuss “Good Citizen Award” - \$25.00 Gift Card for going above and beyond to assist the community without being asked.

**TREASURERS'
REPORT**

Derek Bounds provided a summary of the financials.

After review and discussion, a motion was made, seconded, and unanimously carried to approve the following invoices presented by Douglas Landscape

- Invoice #30186 - \$650.14
- Invoice #30161 - \$781.47
- Invoice #30201 - \$589.50
- Invoice #30203 - \$811.48
- Invoice #30217 - \$930.99
- Invoice #30218 - \$707.66
- Invoice #30226 - \$652.94

Furthermore, a motion made, seconded, and unanimously carried to table Invoice #30185 in the amount of \$564.50 for weed abatement as this service is listed in the monthly maintenance contract.

ARCHITECTURAL 20340 Ivy Hill – Windows and Slider Simonton Daylightmax
A motion was made, seconded, and unanimously carried to approve the application as submitted.

**UNFINISHED
BUSINESS**

Tot Lot

A motion made, seconded, and unanimously carried to approve the proposal from Amplex to install 32 cubic yards of synthetic wood chips at the tot lot for \$4,650.00.

**GENERAL
BUSINESS**

Appoint Inspector of Election for Annual Membership Meeting and Election on April 13, 2022

Management sent the annual meeting call for candidates and request for inspector of election according to the annual meeting timeline. Word got out in the community no one had responded to the inspector request so three owners in the community volunteered to act as the inspector(s) of election at the Annual Membership Meeting and Election on April 13, 2022. Management

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placed their interest on the agenda for consideration. Board Member, Sharlene Dunn expressed her concerns with the homeowners that offered to be the inspectors as she felt they would be bias to some of the candidates as they were affiliated with members of the community Sharlene had issue with. After review and discussion, a motion was made, seconded, and unanimously carried to approve utilizing the same company as last year, Advanced Election Services for \$575.00. Furthermore, StoneKastle Community Management will receive the ballots and turn them over to the inspector of election prior to the meeting on April 13, 2022.

Mailbox Replacement Proposals

Dick's Lock and Safe - \$92,987.25

Hillcrest Construction Company - \$91,900.00

The Board reviewed two proposals for mailbox replacement. A motion was made, seconded, and unanimously carried to table the proposals pending clarification on the style of boxes. The Board does not want free standing boxes.

PCW Roof Repair – 20479 Elm Hill - \$890.00

A motion was made, seconded, and unanimously carried to approve the proposal from PCW to perform a roof repair at 20479 Elm Hill for \$890.00.

Saddleback Fence Repair Proposal -20376 Ivy Hill

A motion was made, seconded, and unanimously carried to deny the proposal submitted by Saddleback Fence and Vinyl Products as the patio foundation issues are owner responsibility.

Douglas Landscape Proposals

Rain Master Smart Controller Upgraded Communication Hardware - \$489.84

A motion was made, seconded, and unanimously carried to approve the proposal from Douglas Landscape to upgrade the communication hardware for the Rain Master Smart Controller for \$489.00.

Plant material additions on Olive Branch and New Gate - \$1,448.97

Replant between 6472 and 6436 Horseshoe - \$2,747.89

A motion was made, seconded, and unanimously carried to table the proposals as the Board is looking for a master landscape plan from the Seacrest Landscape.

ADJOURN

There being no further business to come before the Board of Directors in General Session, a motion was made, seconded, and unanimously carried to ADJOURN to Executive Session at 9:04 p.m.

SECRETARY'S CERTIFICATE

I, Tracy Jankowski, duly Appointed and Acting Secretary of the Fairmont Hill Community Association, do hereby certify the foregoing is a true and correct copy of the Minutes of the GENERAL SESSION of the Board of Directors held on the above date as approved by the Board of Directors of the Fairmont Hill Community Association.

ATTEST:

Tracy Jankowski
Appointed Secretary

6/8/2022
Date