

FIELDSTONE OWNERS ASSOCIATION

DRAFT

Minutes of the Meeting of the Board of Directors
Thursday, September 26, 2019

Location of Meeting:

Pool/Patio Area
344 Fieldstone Drive
Murphys, CA 95247

The meeting was called to order at 4:01 p.m. by President, Mary Radford. Officers present were Dave Powell, and Elisa Garin. Offices of Treasurer and Member at Large: Vacant.

I. Reports

- A. President
 1. Update FOA Insurance: Insurance manager reports a number of companies considered insuring the subdivision. We got insurance through a company called American Alternative Insurance. New policy will cost an extra \$6.60 per month for each home but will have better coverage per incident.
 2. Update House Painting: We had a meeting and walk through with the HOA painting contractors. Expect bids for the work by October 1.
 3. Update Road Striping: The contractor recommends that any painting of the roads be held off to let the materials cure. Striping will be conducted in the spring.
- B. Treasurer
 1. August financials were brought to meeting and reviewed. August revenue was \$1,700 less than budgeted due to driveway repairs for Unit 116 but year to date revenue to expected is 102% overall.
- C. Social Committee: No events planned.
- D. Pool: Looking and working great.
- E. Landscaping: On a routine schedule for maintenance.

II. Review of the Previous Minutes

Approval of the draft minutes from the August 28, 2019 meeting. Dave moved to approve the August 28, 2019 minutes. Elisa seconded the motion. The minutes were approved by a 3-0 vote.

II. Action Items:

- A. The Board considered authorizing payment to Reese's Sealcoating and VSS for road resurfacing. Elisa moved to approve the spending. Dave seconded the motion. The motion passed 3-0.
- B. The Board considered hiring an arborist to conduct tree trimming at a cost of not more than \$3,000.00 to remove growth from structures, get ready for painting, and hopefully provide three years of clearance in most locations. Dave moved to approve the expenditure. Elisa seconded the motion. The motion passed 3-0.
- C. The Board considered authorizing the purchase of daffodil bulbs, fertilizer, and planting tools for the entrance and common areas not to exceed \$125.00. The planting will be conducted by volunteers so the expenditure is for materials only. Dave moved to approve the expenditure. Elisa seconded the motion. The motion passed 3-0.
- D. The Board considered approving the proposal from Socher Insurance through American Alternative Insurance for 2019-2020 coverage with the expenditure not to exceed

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\$15,700.00. Dave moved to approve the expenditure. Elisa seconded the motion. The motion passed 3-0.

- E. The Board considered moving \$60,000.00 from the Operating account at Eldorado Savings to the Reserve account at Edward Jones. This is part of the routine annual transfer of monies from the Operating account to Reserve account. Elisa moved to approve the transfer of funds. Dave seconded the motion. The motion passed 3-0.
- F. The Board considered approving an expenditure of not more than \$200.00 for time and materials to connect the downspout and driveway drainage at 116 Fieldstone to landscape drain. Dave moved to approve the expenditure. Elisa seconded the motion. The motion passed 3-0.
- G. The Board considered reimbursing Dave Powell not more than \$125.00 for re-keying the pool pump rooms, bathrooms, and FOA mailbox. Mary moved to approve the reimbursement. Elisa seconded the motion. The motion passed 2-1. The votes were as follows: Mary Radford-yes, Dave-abstained, Elisa-yes.
- H. The Board considered reimbursing Mary Radford not more than \$151.50 for flash drives, mailings, copy paper, printing, and the 10 mph sign at the entrance of the subdivision. Receipts for the costs were provided. Elisa moved to approve the reimbursement. Dave seconded the motion. The motion passed 2-1. The votes were as follows: Mary Radford-abstained, Dave-yes, Elisa-yes.
- I. The board considered consulting a lawyer for up to one-hour of time if necessary for matters of owner and resident compliance of CCR and Rules. Dave moved to approve the expenditure. Elisa seconded the motion. The motion passed 3-0.
- J. The Board considered approving an expenditure of not more than \$1,500.00 to Glaze Concrete for the replacement of 16 square feet of sidewalk at 171 Fieldstone Drive. Elisa moved to approve the expenditure. Dave seconded the motion. The motion passed 3-0.
- K. The Board considered a rule to address disruptive behavior at Board meetings such as that outlined in Roberts Rules of Order, Rule 73. This rule states the right of an assembly to eject anyone from its place of meeting. The Board should consider adopting this type of policy to expedite and maintain order during meetings. Dave moved to consider a rule to address disruptive behavior at Board meetings. Elisa seconded the motion. The motion passed 3-0.
- L. The board discussed developing a protocol for enforcement of the 10 mph speed limit and the use of fines for vehicles exceeding the speed limit. The purpose of the speed limit is preservation of the road and safety.
- M. The Board discussed developing a protocol to address non-compliance with rules that forbid long-term parking of vehicles at the pool. Several vehicles have been noted that are not moved on a daily basis, covered in dust or cobwebs, or inoperable. The parking spaces next to the pool are intended for guest parking, in-and-out movement, but not storage. Dave moved that the long-term parking rule be revised to define long-term as more than 30 days. Elisa seconded the motion. The motion passed 3-0.
- N. The Board discussed developing a protocol to address management and enforcement of pet waste per CCR 4.19.4 which states that each Owner or Resident shall be responsible for immediately removing and disposing of any waste introduced to any portion of the Development by their pets or the pets of their guests. Residents will be reminded to pick up after their pets to minimize odors, mess, and hazards.

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III. Open Forum

The Board requested comments from the owners during Open Forum.

The meeting was adjourned at 4:41 p.m.

Minutes submitted by Elisa Garin, Secretary as a DRAFT