

VILLA CAÑADA HOMEOWNERS ASSOCIATION
BOARD MINUTES
August 30, 2022, 7:00 pm
Held in Person
FINAL

Board Members Present:

Bill Koury
Shirin Nouh
Kellie Dreyfuss
Jay Kim
Carole Henning

Absent:

Alan Mayer
Tom Meikle

7:21 pm – Board Meeting Begins

Minutes

Motion was made, seconded and passed to approve the July 26, 2022 minutes as presented.

Guests

None

Treasurer's Report

In order to see where we are YTD with expenses vs. budget and have an accurate Income Statement, the January through May actuals provided by Lordon need to be added to the Wall Street's Income Statement, if possible.

Architectural Report

Two homeowners have requested applications, but no one has submitted any yet.
The Architectural form has been updated to reflect the name of our new property management company.

Landscape Report

Ron Jensen, our irrigation specialist, has given us samples of three types of mulch that would improve our landscaped areas.

- a. Brown Shredded
- b. Shredded Cedar, which is of better quality than the Brown Shredded
- c. Gorilla Hair, which is the nicest looking and best quality and recommended by Jensen.

Kellie stated that on the Nextdoor App, free mulch is being given away. She will find out more about the type and quality and report back at our next board meeting.

A final report was issued by South Bay Landscaping identifying those Units that have trees on personal property which are considered to be a fire hazard. These hazardous conditions are a violation of the county's fire regulations and must be remedied as soon as possible. Shirin and Alan will follow up and get a second opinion from Crescenta Valley Tree, Inc. They will notify the Unit owners as well and schedule the removals as soon as possible.

Shirin will be meeting with Eileen of Crescenta Valley Tree, Inc. to identify trees that would need pruning in the Fall. Last year, heavy pruning was done so there is a possibility that this year may only require light or no pruning.

Invoices Approved for Payment:

- Gerado Rangel – Inv #1167 - \$2,500.00 – August Gardening Svc
- Gordon Termite Control – Inv #664701 - \$75.00 only – August Svc

Unpaid Invoices: None

New Quote/Proposal

Farmers Insurance had notified the Board that the Association's Fire Insurance Coverage would be cancelled as of September 16, 2022. This issue is still pending.

Roof Tiles

Roof tiles for our units are not available for purchase any longer. There are some located at several units in the complex. Discussion ensued. It was decided to ask Alex Arce what type of a storage container he would recommend to hold all of the remaining tiles so they are in one place. A location for store the container is to be determined.

Trash Bins

Three additional trash bins were requested from Republic Services for yard waste. They will be placed in the common area, out of site, between units 5337 and 5341.

Next Board meeting

The **September Board meeting** will be held on **Tuesday, September 27, 2022** at 7 pm at the La Canada Country Club.

With no further business to conduct, the Board adjourned into Executive Session.

Motion made, seconded, and passed to adjourn at 8:55 pm.

Respectfully submitted,

Carole A. Henning, Secretary