

VILLA CAÑADA HOMEOWNERS ASSOCIATION

EXECUTIVE SESSION BOARD MINUTES

October 23, 2024, 8:38 pm

Held in person and on Zoom

FINAL

Board Members Present

Shirin Nouh

Carole Henning

Jay Kim - on Zoom

Sarah Icke

Kellie Dreyfus

Members Absent

Bill Koury

Alan Mayer

Beven and Brock

Lori Lacher - on Zoom

Meeting began at 8:38 pm

Minutes

It was moved, seconded and passed to approve the September 25, 2024 Executive Session minutes as presented.

Tree Trimming

Gerardo Rangel's proposal for the fall tree trimming (approximately \$2,800) is for the trees in the island area with a few exceptions. This work is scheduled to be completed in November. Since there isn't enough time to have the trees trimmed before the gutter cleaning is done (10/29-11/1), it was moved, seconded and passed to have Lori speak with Gerardo about restricting this tree trimming to the island trees only - NTE \$2,800. This will prevent tree trimming debris from those exceptional trees from falling onto the roofs and into the gutters that have just been cleaned.

After discussion, the Board decided to invite James Schwartz from Leron Inc. to attend our November 19 Board meeting on Zoom so that he can explain his invoicing process for our roofing projects, and the Board can communicate our desired format to him. Before the Board meeting, he is to circulate a spreadsheet that shows details for roof work contracted for, what has been paid and what is still due. This includes unit #, description of work, total cost, deposits needed/paid with check number, subsequent payments made with check number, and balance due, if any. We want to be certain that we have not overpaid for any project.

With no further business to conduct, it was moved, seconded and passed to adjourn the Executive Session.

Meeting Adjourned at 9:09 pm.

Respectfully submitted,



Carole A. Henning, Secretary