

**VISTA TASSAJARA HOMEOWNERS ASSOCIATION
REGULAR BOARD MEETING MINUTES
July 30, 2015**

1) CALL TO ORDER

The regular board meeting of the Vista Tassajara Board of Directors was held on July 30, 2015 at the Northridge Clubhouse. The meeting was called to order at 7:11 P.M. by President, Alex Pfund.

Board Members Present: President, Alex Pfund; Secretary, Ann Marie Nugent and Member at Large, Julie Hall

Board Members Absent: Vice President, Peter Langley; Treasurer, Vacant

Management Present: Mark Morgan and Anita Aragon

Others Present: NONE

1) BOARD APPOINTMENT

A MOTION WAS MADE BY ANNE MARIE AND SECONDED BY JULIE TO APPOINT BARBARA MICHELE TO THE VACANT TREASURER'S POSITION. MOTION CARRIED WITH ALL PRESENT BOARD MEMBERS IN FAVOR

2) MINUTES

A MOTION WAS MADE BY ALEX AND SECONDED BY JULIE TO ADOPT THE MINUTES OF THE APRIL 30, 2015 BOARD MEETING, AS SUBMITTED. MOTION CARRIED WITH THREE PRESENT BOARD MEMBERS IN FAVOR AND BARBARA ABSTAIN.

3) HOMEOWNER COMMENTS

Cris Ruggard, 21 Shadow Tree Court – Parking of Jewish Center employees along Shadow Tree Court, Lakefield Court and Parkhaven Drive. He is asking the Board to send a letter and talk to them and have them address the employee parking in the community that they guaranteed will not be an issue. – *Management will get back to the Board and homeowner within 30 days.*

A MOTION WAS MADE BY ALEX AND SECONDED BY JULIE TO HAVE MANAGEMENT MEET WITH THE JEWISH CENTER AND THE TOWN OF DANVILLE REGARDING THE JEWISH CENTER PARKING. MOTION CARRIED WITH ALL PRESENT BOARD MEMBERS IN FAVOR.

4) FINANCIALS

A MOTION WAS MADE BY ALEX AND SECONDED BY JULIE STATING THE BOARD REVIEWED THE JUNE 30, 2015 FINANCIALS AND RELATED BANK STATEMENTS. MOTION CARRIED WITH ALL PRESENT BOARD MEMBERS IN FAVOR.

5) OLD, TABLED AND NEW BUSINESS AND INFORMATION

A. Architectural Committee Report

- Hearing – Acct #046-09 – Homeowner appealing committee decision
A MOTION WAS MADE BY ALEX AND SECONDED BY ANN MARIE TO ALLOW THE HOMEOWNERS 30 DAYS TO MOVE THE SMALL BARREL TO THE SIDE OF THE HOUSE. THEY ARE TO BUILD A STRAIGHT FENCE COVERING THAT EXTENDS FROM THE EDGE OF THE HOUSE TO THE NEIGHBORS FENCE THAT IS OF THE SAME MATERIAL AND CONSTRUCTION AS THE EXISTING FENCE AND THIS WILL BE CONCLUDED WITHIN 180 DAYS. MOTION CARRIED WITH JULIE HALL ABSTAINING AND ALL REMAINING BOARD MEMBERS IN FAVOR.

B. Community Events Report

- Upcoming Events – Movie in the Park, August 21, 2015 and Fall Adult Social, August 1, 2015.

C. Old Business

- Association wide mulch program – *Board approved \$7,880.0 to do areas 2 & 12 this year – to be paid out of reserves. This has been completed. Management will set up a five year rotation plan at the average of \$8,000/year, using Aragon’s site map dated 2/17/15.*

D. Tabled Items

- Stained Fences:
 - Committee and Board approved a stain color for homeowners who want to stain their fences rather than clear coat, architectural approval needed prior to start of work;
Olympic 717 Redwood; home in violation given 90 day extension to complete.

E. New Business

- Website – The website that is owned by Ann Marie is being discontinued. She will send the information to Alex. Alex will also check Nextdoor.com.

F) Information

- None

6) ADJOURNMENT

A MOTION WAS MADE BY ALEX AND SECONDED BY JULIE TO ADJOURN THE MEETING AT 8:15 PM. MOTION CARRIED WITH ALL PRESENT BOARD MEMBERS IN FAVOR.

THE UNDERSIGNED APPROVE THE ABOVE MINUTES
