

**MESA VILLAGE HOMEOWNERS ASSOCIATION
MINUTES OF THE GENERAL MEETING FOR THE
BOARD OF DIRECTORS
April 19, 2022**

Jim Webster called the General Meeting of the Board of Directors for the Mesa Village Homeowners Association to order on Tuesday, April 19, 2022, at 7:00 PM in the recreation hall located at 10540 Caminito Baywood, San Diego, CA.

Directors Present:

| | |
|--|-----------------------------|
| Jim Webster – President | Lou Fink – Member |
| Randy Castellano – Vice President | Andy Pappas - Member |
| Joe Bulfer – Treasurer | |
| Karin Summerford - Secretary | |

**Also Present: Bill Bond – Property Manager
 Ed Woods – Assistant Manager**

APPROVAL OF MINUTES

A motion was made, seconded, and carried to approve the March 2022, General Minutes. (Randy Abstained)

OPEN TIME

A resident asked if the Association replants a new tree if they remove a tree. The Association does not usually replant a new tree when one is removed. When a tree is removed, it is usually threatening a structure.

A resident asked if notice went out regarding the tree trimming. Notice was announced at the meeting prior to the work being done, posted on the Associations website and is also posted in the Village Voice. As an additional precaution the contractor closes off the area where the trees are being trimmed and have spotters in the area where the trees are being trimmed.

A resident asked about a cease and disease letter that he said that he saw online and wanted to know if

this is something he should be concerned about. The Board indicated that it did not pertain to him.

A resident asked about the March 2022 minutes and why they were not available on the website. The minutes are not usually posted online until approved. Draft minutes are available 30 days from the previous meeting date is requested.

TREASURER'S REPORT

Joe Bulfer reported that the Association's total assets were 3.1 million dollars and the organization is about 77% funded.

A motion was made, seconded and carried to approve the following:

- **Approve Transfer of \$27,734.00 from operational to reserve account for March 2022**
- **Approve California Trees for \$10,600 from operational account**
- **Approve Check to Pro-Tech Paint for \$46,800.00 from reserve account.**
- **Approve Check to Farmers Insurance (Liability Ins) for \$14,939.49 from operational account**
- **Approve Check to City Treasurer for \$45,000 from operational account**
- **Approve Check to TMC for \$150,0000 from reserve account.**

MANAGER'S REPORT

Bill updated the Board and residents on the progress of the painting, siding, maintenance and solar projects.

SOLAR PROJECT

Andy with Tier Drop solar said that they finally have the permits to proceed with solar on the rec halls. They are now waiting for a disconnect date for the electrical work on the recreation halls.

ARCHITECTURAL PACKET

The following architectural requests were considered on 4/19/2022. They were approved/disapproved as noted.

**1 - 00294-13 - 10589 GREENFORD DR. - Architectural - Trellis with lights
Referred To Board on Tuesday Apr 19, 2022
Dis-Approved on Tuesday Apr 19, 2022**

2 - 00208-16 - 10523 GREENFORD DR. - Battery backup

**Referred To Board on Tuesday Apr 19, 2022
Board Approved on Tuesday Apr 19, 2022
Pre-Approved on Tuesday Apr 19, 2022**

**3 - 00239-14 - 10510 CAMINITO BAYWOOD - Electric Outlet
Referred To Board on Tuesday Apr 19, 2022
Board Approved on Tuesday Apr 19, 2022 (Randy opposed, Joe abstained)
Pre-Approved on Tuesday Apr 19, 2022**

**4 - 00514-27 - 10643 CAMINITO DERECHO - Lattice
Referred To Board on Tuesday Apr 19, 2022
Board Approved on Tuesday Apr 19, 2022
Pre-Approved on Tuesday Apr 19, 2022**

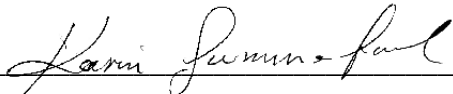
**5 - 00324-9 - 10623 CAMINITO CHUECO - Car Charger
Referred To Board on Tuesday Apr 19, 2022
Board Approved on Tuesday Apr 19, 2022
Pre-Approved on Tuesday Apr 19, 2022**

ITEMS DISCUSSED DURING THE EXECUTIVE SESSION

**Approved Executive minutes.
Delinquencies.
Discipline Hearings
Personnel
Request to repair Patio Slab - Reference 231
Request for wave fine - Reference 357
Request for extension – Reference 325**

ADJOURNMENT

There being no further business to come before the Board at this time, a motion was made, seconded, and unanimously carried to adjourn the meeting. The meeting was adjourned at 8:10 PM.

Approved By:  Date: 4/19/2022