

Eucalyptus Grove Homeowners Annual Membership Meeting January 10, 2013 (6PM) Minutes

(Subject to Membership's approval)

The meeting was held at the Goleta Valley Community Center, 5679 Hollister Ave., Goleta, CA.

At the request of the Board, **Bob Bartlein**, called the meeting to order at 6:04 pm.

Board Members present:

Jaime Escobedo

Christine Hall

Joe Mora

Craig Nicholson

Lisa Welch

Also in attendance:

James Nguyen from Bartlein & Company, Inc.

Bill Bold (Scribe)

Roll Call

92 units were represented at the meeting by proxy or by attendance. Quorum achieved.

Proof of Notice

All owners of record were sent a Notice of Meeting on November 28, 2012.

Prior Meeting Minutes

The members present unanimously waived the reading of the minutes and approved the minutes from last year's Annual Meeting.

Officer's Reports

The 2012 **Treasurer's Report** was read:

Total Revenue \$841,212.22

Operating Expenses 396,877.26

Res. Expenditures 494,873.22

Savings Accts. Total 1,348,089.94

As of 12/31/12, the Association Reserve is 88.3% fully funded.

The Treasurer's Report was unanimously accepted as presented.

Board President, Craig Nicholson, summarized projects completed in 2012 and those scheduled for completion in 2013.

Election of Board

The 2-year term of two Board Members (Christine Hall and Joe Mora) expired at this meeting.

Three Association Members were **nominated** to serve two-year terms on the Board: Christine Hall, Mary Mason and Joe Mora. Christine Hall withdrew from the nominations.

It was moved and seconded to close the nominations, waive the secret ballot requirement of the California Civil Code, and unanimously elect the slate (Mary Mason and Joe Mora). Motion unanimously **approved** by Owners in attendance.

Old Business

No issues were addressed.

New Business

The members present unanimously approved the “**Excess Funds Resolution**”.

The membership thanked the Board Members (“**Board Action Confirmation**”) for their dedication and hard work and ratified their decisions made on behalf of the Association throughout 2012.

Topics of Discussion included:

- Neighbor complaint about items blocking entryway to unit.
- Clarifying noise rules.
- Pool operating hours on weekends.
- Utility doors at building 7640.
- Unit furnace recalls; smoke and CO₂ detector requirements for units.

Adjournment

The **2011 Annual Meeting** was adjourned at 6:46 pm. A short Board meeting followed immediately.

Minutes submitted by Bill Bold (Scribe)