

## BOARD OF DIRECTORS MEETING MINUTES April 26, 2012 6:00 p.m.

### I. CALL TO ORDER

The April 26, 2012 Vida Pacifica Community Association Homeowner Forum was called to order by Vice President, Sebastien Page at 6:00 p.m. at the San Diego Credit Union, in Encinitas, CA.

### II. OPEN FORUM

No owners were present.

### III. CALL TO ORDER

The April 26, 2012 Vida Pacifica Community Association Board of Directors meeting was called to order by Vice President, Sebastien Page at 6:00 p.m.

### IV. ROLL CALL

#### Officers Present

Vice President	Sebastien Page
Secretary/Treasurer	Howard Foxman
Director	Scott Raider
Director	Kelly Graeber

#### Officers Absent

President	Robert Genat
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Also in attendance was Managing Agent, Connie Nakaji of CHAMPS/The Kelly Group.

### V. MINUTES

#### A. Approval of the Board of Directors Meeting Minutes of March 22, 2012, prepared by *CHAMPS*.

A motion was made, seconded and carried to approve the Minutes of the March 22, 2012, Board of Directors Meeting, prepared by *CHAMPS*, as submitted.

### VI. FINANCIAL REPORT

#### A. Approval of Financial Statements and Bank Reconciliations for the period ending March 31, 2012, prepared by *CHAMPS*, subject to year-end review.

A motion was made, seconded and carried to approve the March 31, 2012 financials subject to year-end review.

#### B. Delinquency Report & Attorney Status Report

The Board reviewed the delinquent accounts status. It was reported one account filed for Bankruptcy.

#### C. Late Fee Waiver Request - Account #058

A motion was made, seconded and carried to approve a late fee waiver for Account #058.

## VII. COMMITTEE REPORTS

### A. Architectural Committee

Per the Board's request, Management will ask Hughen Plastering to look at the stucco under all thresholds and also contact Ted at Dynamix Painting to see if he has a fix.

### B. Landscape

Nothing to report.

## VIII. MANAGEMENT REPORT

Connie Nakaji gave the Management report and a copy was included in the meeting packet.

Per the Board's request, Management will ask the landscapers to remove the board from the tree next to the house at 1903 Country Grove.

## IX. UNFINISHED BUSINESS

### A. Roofing Proposal - Chimney Caps Maintenance

A motion was made, seconded and carried to approve Paradise Roofing's proposal subject to no additional work being performed without prior approval.

## X. NEW BUSINESS

### A. Landscape Proposals

#5365 - Tree for end of Azure Way

#5362 - Tree for lawn area next to 1922 Azure

#5364 - Plant material in front of 1910 Azure

#5363 - Plant Xylosma 1991 Azure Way

#5368 - Install drain by 1902 Azure Way

A motion was made, seconded and carried to approve proposal #'s 5365, 5362, 5364 and 5363 and to table proposal #5368 and discuss location of drain with Holmes.

### B. Annual Meeting

Management reported 2 more candidates are needed.

### C. Owner Correspondence

No action necessary.

## XI. ANNOUNCEMENTS

A. The next meeting is scheduled to be held on Thursday, May 24, 2012 at the San Diego Credit Union Conference Room at 6:00 p.m.

## XII. ADJOURNMENT

There being no further business, the Board Meeting adjourned at 6:55 p.m.

Approved: 

Secretary