

THE GLEN OF PACIFIC GROVE HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING

November 16, 1995
25 Glen Lake Drive
Pacific Grove, CA
4:30 PM

MINUTES

- 1.0 CALL TO ORDER
The meeting was called to order at 4:35PM.
- 2.0 ROLL CALL
Robert Stevens present
Mark Risley present
Adorjan DeGalffy present
Connie Shelstad present
Louis Changaris present
Joseph Chaffers present
- 3.0 AGENDA REVIEW, RESIDENT REQUESTS, CONSENT CALENDAR APPROVAL
- 4.0 APPROVAL OF PREVIOUS MEETING MINUTES
4.01 Minutes
The Board approved the August 9, 1995 Minutes
- 5.0 REPORTS
5.01 Delinquency Reports (9/30/95) (10/31/95)
Approved as reported.
5.02 Financial Reports (9/30/95) (10/31/95)
Approved as reported.
5.03 Bank Statements (9/30/95) (10/31/95)
Approved as reported.
5.04 MCC Billing Report (9/30/95) (10/31/95)
Approved as reported.

6.0 UNFINISHED BUSINESS

6.01 Lake Silting

It was decided the bids would be taken in August of 1996 regarding the removal of silt from The Glen lake. MCC is to work with Adorjan DeGalffy on the problem of the Army causing a great deal of silt build up in the lake when the last major construction was done at the Presido. The lawyer David Lerado will also be called regarding the problem.

6.02 Update on Sprinkler Repair

All sprinkler repairs have been completed. Louis Changaris will be in charge of the lake pumps as well as the sprinkler system. Mark Risley will also work with Louis on the lake pump and sprinkler system.

6.03 Terratech Report Update

It was agreed that any additional work by Terratech will be on hold at this time.

6.04 Termite Work

Mark Risley & Adorjan DeGalffy will have bids ready for review and approval at our next meeting.

6.05 Newsletter

Newsletter will be out by 12-1-95.

6.06 Painting

Virginia Capra will call for bids starting in January 1996. MCC to help Virginia with the name of vendors. Bids to be ready for review by February 1996.

6.07 Gutters/Downspouts - All Units

Bob Stevens to have bids ready for our next meeting.

6.08 Insurance

The Board approved the increase of \$7.50 to the monthly assessment starting January 1, 1996. Said increase is to cover additional cost for earthquake insurance.

6.09 Architectural Review

The newsletter will ask for any members that wish to be on this committee. Mark Risley will send a copy of the list of items he has prepared to all members of the Board to review and for Board members to contact Mark with any comments or suggestions. Said list shall be architectural standards for The Glen.

6.10 Tree Trimming

Bids to be ready for our next meeting.

7.0 NEW BUSINESS

7.01 Elect Officers

The Officers were elected as follows:

President - Mark Risley
Vice President - Robert Stevens
Secretary - Louis Changaris
Treasurer - Connie Shelstad
Director - Adorjan DeGalffy

7.02 Gardening Contract

The present gardening contract will continue thru August 1996.
Bob Stevens will talk with our contractor.

7.03 Keys

Louis Changaris will obtain a lock box to hold all necessary keys and will see that it is installed. Each Board member will have a key to the lock box. All keys shall be identified so in case of emergency all necessary keys will be available to all Board members.

8.0 CORRESPONDENCE

8.01 General Correspondence

Approved as reported.

8.02 Board Correspondence

Approved as reported.

9.0 ADJOURNMENT

9.01 Set Next Meeting Date, Time and Place

Second Thursday of each month. Next meeting 12-14-95 at 4:30PM at the home of Louis Changaris

9.02 Adjourn

There being no further business to come before the Board, motion was made, seconded and carried to adjourn the meeting at 6:30PM.