

The Glen of Pacific Grove Homeowners Association
Board of Directors Meeting Minutes
January 13, 2016

Board Members

Al Munoz-Flores	President
Terry Field	Vice President/Treasurer
Stephanie Lee	Secretary
Candy Pollock	Director at Large

Others Present

Tim Dillon	Access Association Services Inc.
Tanya Morgan	Access Association Services Inc.
Sheila Munoz-Flores	Owner #13
Pat Bradley	Owner #16
Faye Morley	Owner #86
Ken Morley	Owner #86
Peter Hashim	Owner #92
Ann Hashim	Owner #92

Item I Call to Order

The Board of Directors Meeting was called to order at 4:10 PM.

Item II Consent Agenda

A motion was made, seconded, and carried to accept the Consent Agenda:

- A. Minutes of the November 11, 2015 Board Meeting
- B. Work Order Summary
- C. Correspondence Summary
- D. Architectural Request – 10 Glen Lake Drive – Satellite Dish approved not visible from street, installed lake side in the least visible location.

Item III Action Items

- A. Lake/Pond Status Update – The board reviewed a proposal from Quilici Gardening and Sediment Removal Solutions for a preliminary dive which will result in an analysis and recommendation for the removal of the silt. A motion was made, seconded and carried to approve the proposal for the preliminary dive.
- B. Tree Trimming and Removal – A motion was made, seconded and carried to approve the bid from Allied Landscape, pending a walkthrough by the Landscape Committee.
- C. Painting Project Status Report – Management reported that Empire Works will be on site on Saturday, January 30, 2016 to complete door and trim painting and any touch ups. The light poles will also be painted at this time.

Item IV Committee Reports

- A. Presidents Report – Albert Munoz Flores – A discussion ensued regarding the boulder that fell from the hillside damaging Unit 16's garage. Al stated that the board was pleased with how quickly Jason removed the boulder and secured the garage. The board reviewed the Soil Survey Report for the current condition of the hillside. A bid of \$2,000 to view the entire association was reviewed and tabled.
- B. Financial Report – Terry Field
 - Period ending December 31, 2015. It was reported that there was a surplus of \$3,823 in the Operating Account at year end. The surplus will be transferred to the Equity Account, which is used for emergency expenses.

- A motion was made, seconded and carried to approve changing CPA firms to Stennes & Sabbath.
- C. Maintenance Report – None.
- D. Lake Report – Stephanie Lee – None.
- E. Architectural Report – None.
- F. Website- Ken Morley – None.
- G. New Resident Report – None.
- H. Community Committee – Stephanie reported that the committee did a wonderful job with the Christmas decorations this year.
- I. Landscape Committee – Pat Bradley
 - The board requested a bid from Greenscape to line river rock at the base of the patio at Unit 42.
 - The board requested a bid from Greenscape for the replacement of trees previously removed.
 - Pat will follow up with Greenscape regarding the trimming of the ornamental trees in the association.

Item V Open Forum

- The placement of river rock beneath the patio of Unit 42 – tabled.

Item VI Next Board of Directors Meeting

The Board of Directors Meeting is scheduled for February 10, 2016 at 4:00 PM at the Forest Grove Clubhouse.

Item VII Adjournment

There being no further business before the board of directors, the meeting adjourned at 5:25 PM.