

THREE SPRINGS

HOMEOWNERS ASSOCIATION

MINUTES

Board of Directors Meeting

August 18, 2015

CALL TO ORDER

The meeting was called to order by Ron Skocypec at 7:05 a.m. at The Emmons Company, Thousand Oaks.

BOARD MEMBERS PRESENT

Ron Skocypec
Larry Coleman
Karl Olson
Susan Simowitz
Pam Kerrigan

OTHERS PRESENT

Don Rosenberg, Architectural
Kathy O'Connor, Association Manager, The Emmons Company
Sue Spencer, Recording Secretary, The Emmons Company

MINUTES

MOTION: A motion was made by Larry Coleman to approve the July 21, 2015 Board of Directors meeting minutes. The motion was seconded by Susan Simowitz and passed unanimously.

FINANCIAL REPORT

The Board reviewed a copy of the July 2015 Financial Statement. As of July 31, 2015 the ending checking balance was \$126,068.09. The ending savings balance was \$97,549.88 and the total cash on hand was \$223,617.97. **MOTION:** A motion was made by Larry Coleman to approve the July 2015 financial report as submitted. The motion was seconded by Susan Simowitz and passed unanimously.

ARCHITECTURAL COMMITTEE

Architectural Rules Revisions – The Board reviewed the revised architectural rules. **MOTION:** Larry Coleman made a motion to accept the revised architectural rules as amended. The motion was seconded by Karl Olson and it passed unanimously. Copies will be sent to homeowners for the 30 day comment period.

Architectural Log – The Board reviewed a current copy of the architectural log. The following applications were approved:

2554 Kirsten Lee – Remove/Replace Gates Approved
2648 Grand Oaks – Landscape – Approved
2812 Three Springs – Landscape - Approved

OLD BUSINESS

Traffic Calming - In a continuing effort to slow down drivers, Karl Olson will request the City place a speed trailer in the community.

Violations – Management will contact the city to report homeowners whose basketball hoops that are placed on sidewalks.

Median Trees – The Board unanimously approved hiring a landscape architect to give their opinion on the current median trees and or possible replacement trees.

EXECUTIVE SESSION DISCLOSURE

The Board met in executive session to discuss delinquencies, member discipline and architectural matters.

ADJOURNMENT

There being no further business, the meeting was adjourned to executive session at 8:40 a.m.

Respectfully Submitted,

Sue Spencer
Recording Secretary