

**San Simeon Phase 1 Residents' Association, Inc.**  
**Minutes of the Board Meeting**  
**June 14, 2023, 6:00PM**

**1. Roll Call/Establish a Quorum: John called the meeting to order 6:00pm**

President	John Nychis	-	Present
Vice President	Val Leclerc	-	Present
Secretary	Chris Luizzi	-	Present
Treasurer	Deena Guillett	-	Present
Director	Eddie McMillen	-	Present
Quorum present? Yes			

**2. 2023 Board meeting March minutes:**

- Chris made a motion and seconded by Eddie to approve March minutes.

**4. Treasurers Report**

Deena Guillet and James reported on the financial reports through 2/28/2023.

**6. New Business:**

- Roof Repair Discussion: Target Roofing: Eddie made a motion to use Target roofing. Seconded by Chris. Motion carried. 23 roofs have been turned over to Target roofing
- Main gate repair: \$3085.37. Amenity center gate repair due to power surge: Eddie made a motion to approve the repair and seconded by Deena. Motion carried
- Fountain Repair: \$3500: Deena made a motion to approve fountain repair and spend up to \$3500. Eddie seconded and motion carried.
- Insurance Appraisal: Townsend Appraisal \$1780 for 2023 Insurance Appraisal & Five-Year Update Program @ \$450.00 per year. Val made a motion and seconded by Chris. Motion carried
- Parking Sticker: Will give out the parking sticker who violates parking
- Gate Repair: Getting repair quote
- Getting 4 new dog poop stations: John will order new dog poop stations

Meeting adjourned at 7:55pm.

Respectfully submitted by:

James Ro and San Simeon Board Secretary