

San Simeon Homeowners Association
Organization Board Meeting
October 11

Meeting called to order at 6:04 by Roberto Diaz

Quorum of board –Elizabeth Diamond, Roberto Diaz, Don McLoughlin, Joan Starr comprised the board. Also in attendance Richard Moses and James Ro,

Minutes:

Don made a motion to approved previous months minutes, Elizabeth seconded, passed unanimously

Treasures: As of 9/31/2012

\$135,425.92 in money market

\$46,781.05 in interest bearing reserve

Working account \$383.111.22

Recent payouts included new insurance \$62,000 and 9/11 - \$16,000 park and association insurance

Joan moved and Don second to approve Treasures report as read. Passed unanimously

Owner's Concern:

Roberto reminded to limit public comment to 5 minutes.

1. Discussion occurred about the entrance monitored by cameras, cutting off delinquents' accounts for access to amenities.
2. Concerns about recent power outage causing the gates not to work – has back-up batteries that have not been maintained, need 8 batteries. Perhaps a need for a committee and a plant for the gates.
3. Regarding gate: activation codes and need for land line (especially for alarm systems)

New Business:

1. Gate access issues: Currently 3 generic codes given out to community. Effective January 1, would like to rid the personal codes. However, James indicated some members have personal codes; in addition mention was made regarding upgrading gates including an evacuation system mandated by Fire Marshal. The proposals received including upgrading clubhouse doors remotely, eliminating access to delinquent accounts. Questions concerns proposal, can the system track gate codes? Since we need James to provide us who has codes and if the system can track individual codes, Joan motioned and Don seconded that we table the discussion of codes upon further research. Passed unanimously. Reminder cards and stickers cost \$25 – therefore for old business we need to bring up the elimination of codes and provide opportunities for people to replace or purchase access.
2. Don mentioned that the new board attended Boot Camp, which makes us in compliance to the strictest requirements which are above and behind what we are mandated by

3. Don motioned to have a special DR Horton owner meeting to obtain feedback about working as 1 community, Elizabeth seconded. Meeting will be taken place in October and passes unanimously.
4. Joan motioned and seconded by Elizabeth, passed unanimously that flyers be placed at mailboxes and on bulletin board regarding sign-up for committee. Those interested will contact info@sunvast.net. James will forward information to Joan.

Old Business

1. Review on website and apps for community access. Person developing was unable to get approval from Apple; therefore James will provide us information regarding sites used at other facilities. Generally \$50 per month
2. Mulch will be completed by the end of October

Motion to adjourn meeting by Joan and seconded by Don – meeting ended at 7:10 pm

Next meeting will be budget meeting and advanced 14 day notice will be sent to community