



- The Board of Directors reviewed the current reconciliations and account statements of the Association's operating and expense accounts for the past two months, the operating and reserve revenues and expenses compared to the current year's budget, as well as the income and expense statement of the Association's operating and reserve accounts. Gloria Felcyn reported on the financials from April 30, 2014. Gloria gave the totals for the current reserves investments which totaled \$1,960,163.06. Gloria Felcyn reported the income for April \$72,542.28 was and total expenditures were \$72,961.58. Therefore after allowing for the monthly reserves contribution the association had a deficit of expenses over income of \$419.58.
- The Board of Directors reviewed the aging report for April 30, 2014.

#### B. Security

- Frank Hedges had no security report for the Board of Directors. Jim Foley noted he still had owner information form for the parking sticker program and would be revising soon.

#### C. Maintenance

- Jim Turke had no maintenance issues to report.
- Jim Foley discussed the door painting beginning with the history of previous painting projects. Jim informed the Board and others present the painting contract did not include a full sanding or preparation of previously stained doors or the removal of marks due to previous hardware marks. Jim recommended owners interested in having their doors repainted would need to prepare their own door and he would have Ekim Painting paint the doors.
- Jim Foley reported on the repairs to the pressure regulator valves. Jim expressed his disappointment with New Pipes Plumbing and was hoping to have this project already completed. It was reported the regulators were scheduled to be repaired on Tuesday, May 13, 2014.

#### D. Clubhouse

- Laurel Smith reported the special gathering on April 26th was successful and well attended. Laurel Smith suggested advertizing for a social committee. Anna Scicinska volunteered to chair the Annual Pool Party on July 19th.
- It was reported the clubhouse was completed except for the kitchen. The final touches to the clubhouse would also be completed at the time the kitchen was remodeled.
- A recent current party at the clubhouse had too many guests and used both the upper and lower portion of the clubhouse. The Board discussed the revision of the clubhouse rental policy and application in order to avoid any misunderstanding regarding the number of guests allowed in the clubhouse and set policy for clubhouse rentals.

#### E. Landscape

- Chris Burns reported on the condition of the Oak trees which had a form of Oak fungus. Gill Michel of Davey Tree was attempting to determine a cause. Chris Burns also reported some areas where the Ivy had been removed was growing back and had to be dug back out again. Chris Burns noted two more trees were still to be removed, roots dug out, and stumps ground.

F. Newsletter

- Anna Scicinska informed the issues to be covered in the upcoming newsletter including but not limited to, concerned letter from owner regarding electrical issue, Pool Party on July 19<sup>th</sup>, Social Committee, Pool rules, Welcome Wagon Volunteer, Walking Party, and Dumpsters.

**ITEM V – Association Manager’s Report**

- A. The Board reviewed the action item list from the past 30 days. The board also reviewed the work order history for the past 30 days and the 2014 Calendar.

**ITEM VI – Correspondence**

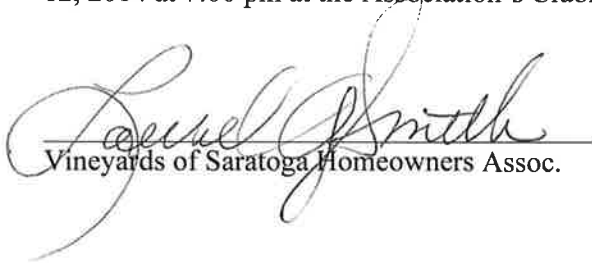
- A. The Board of Directors reviewed the correspondence from the past 30 days.

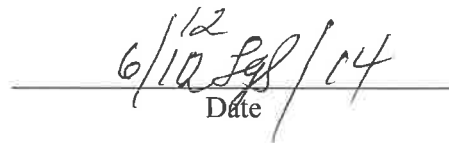
**ITEM VII – Other Business**

- A. The Board of Directors reviewed the proposal from Four Seasons Roofing for unit 19230 Vineyard Lane. It was requested that Terry Osuga of CPB inspect the building to determine if it required re-roofing.
- B. The Board reviewed proposal from Winchester Pest Control for the cleaning of the attic due to rodent droppings. A motion was made to approve the proposal as presented. The motion was seconded and carried for a total reserves expenditure of \$1,800.00.

**ITEM VIII – Adjournment**

The Board Meeting adjourned at 8:48 PM. The next Board of Directors meeting was scheduled for June 12, 2014 at 7:00 pm at the Association’s Clubhouse.

  
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Vineyards of Saratoga Homeowners Assoc.

  
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Date