

and total expenditures were \$76,479.84. Therefore after allowing for the monthly reserves contribution the association had a deficit of expenses over income of \$3,825.34.

- The Board of Directors reviewed the aging report for October 31, 2014.
 - The Board reviewed the Association's Annual Budget for 2015. Michael Toback made a motion to approve the annual budget for 2015 as presented. Paula Camporaso seconded the motion and the motion carried which reflected an increase in the monthly assessments of 3% or \$15.00.
 - The Board reviewed the association's three year reserve study. There being no changes to this version of the reserve study Reserve Analysis would be requested to finalize the reserves study as is.
- B. Security
- Frank Hedges had nothing to report.
- C. Maintenance
- Jim Turke noted he still has the 18 watt fixture that The Repair People was to pick up from him.
- D. Clubhouse
- The clubhouse committee David Katleman, Gloria Felcyn, and Paula Camporaso would be contacting vendors to establish a scope of work for the remodeling of the clubhouse kitchen.
- E. Landscape
- Chris Burns reported on the two trees had been removed and the stumps ground. The only remaining work to be completed was to remove some of the chips from 19132 and level the ground.
- F. Jim Foley reported on the progress made by the board on reviewing the governing documents.
- G. Newsletter
- Anna Scicinska would be including articles regarding speeding, Pool Fence, Holiday Party, Picking up trash, and the Governing Documents.

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 and 2015 Calendar.

ITEM VI – Correspondence

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

ITEM VII – Other Business

- A. The Board reviewed the plumbing survey from New Pipes regarding unit 19423. It was noted that this unit would be included in the list of units whose sewer line was cleared on a quarterly basis.

B. The Board of Directors reviewed the Service and Compensation agreement from Comcast. It was noted that the new service agreement was actually replacing the previous agreement and not in consecutive order. Paula Camporaso made a motion to approve the Comcast service and compensation agreement as presented. David Katleman seconded the motion and the motion carried.

ITEM VIII – Adjournment

The Board Meeting adjourned at 9:00 PM. The next Board of Directors meeting was scheduled for January 8, 2015 at 7:00 pm at the Association's Clubhouse.


Vineyards of Saratoga Homeowners Assoc.

1-12-15

Date