

**VINEYARDS OF SARATOGA HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
FEBRUARY 11, 2016**

BOARD MEMBERS

Jim Foley	President
Michael Toback	Vice President
Laurel Smith	Secretary
Gloria Felcyn	Treasurer
Anna Scicinska	Director
Dave Katleman	Director
Jeffrey Klopotic	Director

OTHERS PRESENT

Bob Catalano	Homeowner
Tom & Barbara Schmidt	Homeowners
Anthony Fisher	Homeowner
Catherine Klopotic	Homeowner
Joan Fredrick	Homeowner
Barbara Sturges	Homeowner
Marlen Wightman	Homeowner
Genell Toback	Homeowner
Eric Hawks	Resident
Chris Burns	Homeowner
Carolyn Carter	Homeowner
Claire Walters	Homeowner
Harold Rabbie	Homeowner
Belva Hankey	Homeowner
Margaret Matheson	Homeowner
Joe & Yoko Galbraith	Homeowners
Margaret Goka	Homeowner
Catriona Cooke	Homeowner
Luis Heredia	Community Management Services, Inc.

ITEM I - Call to Order – President Jim Foley called to order the Board of Directors meeting at 8:40 PM at the association’s clubhouse.

ITEM II – Position Determination

The Board of Directors discussed the officer positions. Anna Scicinska made a motion to leave the officer positions on the Board as is. Gloria Felcyn seconded the motion and the motion carried.

ITEM III – Review and Approval of the Minutes

- A. The Board reviewed the minutes from January 14, 2016 Board of Directors meeting. Gloria Felcyn made a motion to approve the minutes as presented. Laurel Smith seconded the motion and the motion carried. Jeffrey Klopotic abstained.

ITEM IV - Committee Reports

A. Financial Report – January 31, 2016

- The Board of Directors reviewed the current reconciliations and account statements of the Association's operating and expense accounts for the past month, 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 to the Board on the year to date for 2016 the current operating account as of January was \$75,677.76 and total reserves of \$2,280,846.29. Total income for January was \$75,453.66 with expenses for the month of \$73,622.78 reflecting income over expenses of \$1,830.88 for the month of January.
- The Board of Directors reviewed the aging report for January 31, 2016.

B. Newsletter

- Anna Scicinska would be including articles regarding the annual Board of Directors election results, E-Statement, Occupancy Form, and illegal dumping.

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 day, and the 2016 Calendar.

ITEM VI – Correspondences


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

ITEM VII – Other Business

- A. The Board of Directors reviewed the architectural application from 19214 Vineyard Lane for the installation of a partition wall in the garage to separate two units. Laurel Smith made a motion to approve the installation of the partition wall by the owner of unit 19214 Vineyard Lane as presented. David Katleman seconded the motion and the motion carried.
- B. The Board of Directors reviewed the proposal from Coast Termite for unit 19125 Vineyard Lane. A motion was made to table the proposal pending a review by Jim Foley. The motion was seconded and carried.

ITEM VIII – Adjournment

- A. The Board adjourned into Executive Session at 9:30 PM to address member disciplinary issues.
- B. The Board reconvened and adjourned the open meeting at 10:15PM. The next Board of Directors meeting is scheduled March 10, 2016 immediately following the Annual Meeting of the Membership in the Association's Clubhouse.



Vineyards of Saratoga Homeowners Assoc.

03/10/16

Date