

**VINEYARDS OF SARATOGA HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
JUNE 9, 2016**

BOARD MEMBERS

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

OTHERS PRESENT

Tom Schmidt	Homeowner
Chris Burns	Homeowner
Claire Walters	Homeowner
Jan Scicinski	Homeowner
Maryellen Swigert	Homeowner
Gia Biagi	Homeowner
Luis Heredia	Community Management Services, Inc.

ITEM I - Call to Order – President Jim Foley called to order the Board of Directors meeting at 7:08 PM at the association’s clubhouse. Jim Foley announced that due to the lack of Quorum the board meeting was being immediately adjourned at 7:09 PM. Jim also indicated the remaining Board members would be holding open forum and discussing the agenda items but would not be able to vote or take any action on any of the items on the agenda.

ITEM II - Open Forum

- Jan Scicinski reported the hinge on his gate was bent and required adjustment.
- Claire Walters reported on vehicles parking in front of her garage door and along the red curbs next to her unit, making it difficult for her once she arrived home after work.
- Gia Biagi reported the dumpsters in enclosure number 3 had not been placed back in the enclosure by the garbage company.

ITEM IV - Committee Reports

- A. Financial Report – May 31, 2016
- The Board of Directors did not review the financials thoroughly but noted the water was still high.
 - The Board of Directors reviewed the aging report for May 31, 2016 and noted no changes.
- B. Security
- David Katleman indicated the committee was encountering difficulty getting responses from the vendor. Possibly new vendors for cameras and gates would be appropriate at this time.

C. Maintenance

- Jim Foley reported ACS was on site making some general repairs throughout the community. Jim also noted that M.P. Construction would be on site in the next two weeks to make repairs to the sidewalks and walkways.

D. Clubhouse

- David Katleman indicated the wifi was not working due to nonpayment.

E. Landscape

- Chris Burns reported the large Redwood Tree behind 19310 had been removed. Chris also reported Davey Tree had performed the first deep root watering of the Redwoods.

G. Newsletter

- Anna Scicinska would include the following topics and articles in the upcoming newsletter. Community Living, Deep Root Watering of the Redwoods, Mosquitos, Parking in red zones and in front of garages, July Family Activities, and Community Emergency Response Certificate Classes.

ITEM V – Association Manager’s Report

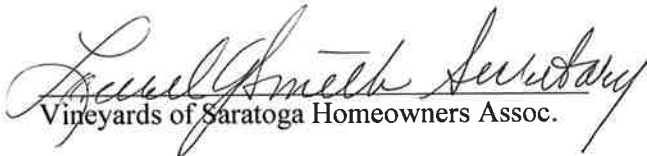
- A. The Board reviewed the action item list from the past 30 days. The Board also reviewed the work order history for the past 30 day, and the 2016 Calendar.

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 request from unit 19404 for a new air conditioning unit.
- B. The Board of Directors reviewed the termite report from Preferred Termite for unit 19909.
- C. The Board reviewed the proposal from ACS for a new pump room door a the pump room next to the clubhouse.


Vineyards of Saratoga Homeowners Assoc.


Date