

**Antares Community Association
General Session Meeting Minutes
May 21, 2013
Community Fitness Room**

Attendance

Board of Directors

Frank Hardalo, Vice President
Steve Davison, Treasurer
Dave Rubin, Director at Large

Absent:

Alex Novokolsky, Secretary
Rodney Grabinski, President

Management

Kim Hand, Curtis Management Company
Jenna Campbell, Recording Secretary

Call to Order

The meeting was called to order at 6:35 PM.

Guest Speaker

Alex Sarandinaki from Black Diamond Paving was in attendance to discuss the paving proposal.

Homeowner Forum

One (1) homeowner was in attendance.

Show Cause

12672-51 (overgrown bamboo)

Homeowner was in attendance to discuss violation.

Motioned, Seconded: "To table this matter until the next meeting."

Approved: 3-0

12674-34 (damaged front door)

Motioned, Seconded: "To place a fine on the homeowners account for failure to comply."

Approved: 3-0

12668-63 (overgrown bamboo)

Motioned, Seconded: "To place a fine on the homeowners account for failure to comply."

Approved: 3-0

12652-100 (maintenance of backyard)

Motioned, Seconded: "To give the homeowner thirty (30) days to correct problem. If the problem is not corrected within 30 days, it will be taken care of by the Association and billed back to the homeowners account."

Approved: 3-0

Minutes

Board reviewed the meeting minutes from the General Session Meeting held on March 20, 2013.

Motioned, Seconded: "To approve the March 20, 2013 General Session Meeting Minutes."

Approved: 3-0

Financials

Board reviewed the March 2013 and April 2013 financial report.

Motioned, Seconded: "To approve the March 2013 and April 2013 financial report."

Approved: 2-1 (F. Harlado abstained)

2011 and 2012 Reserve Fund Schedule

Board reviewed the reserve fund schedules.

Member Delinquency

Board reviewed the delinquency report.

Administrative

Elysian COA 2012 Reconciliation

Board reviewed Elysian COA 2012 reconciliation.

Motioned, Seconded: "To pay \$8,266.11 from shared facility reserve account."

Approved: 3-0

No Smoking Policy

Board reviewed the "No Smoking" policy.

Motioned, Seconded: "To adopt the 'No Smoking' policy for the Antares pool."

Approved: 3-0

Audit and Tax Proposals

Board reviewed the audit and tax proposals.

Motioned, Seconded: "To approve current CPA Beck & Company."

Approved: 3-0

2013 Reserve Study

Hold for updated reserve study.

Landscape

Board reviewed the March 28, 2013 and April 25, 2013 walkthrough inspection reports.

Maintenance

Street Repairs, Seal & Stripping Proposals

Board reviewed the asphalt proposals.

Pool Filter Proposal

Board reviewed the pool filter proposals.

Monument Sign Proposal

Board reviewed the monument sign proposal.

Correspondence

Board reviewed correspondence sent/received since the last meeting.

Next Meeting

The next meeting has been scheduled for Wednesday, June 19, 2013 at 6:30 PM at the Community Fitness Room.

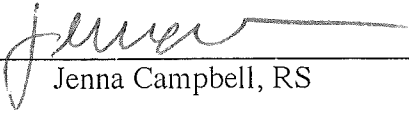
Adjournment

The meeting adjourned at 9:37 PM.

BOARD CERTIFICATION AND APPROVAL OF MINUTES

This is to certify that Antares Community Association is a California Nonprofit Mutual Benefit Corporation; that the Board is duly constituted; has made all decisions based on reasonable investigation in good faith and with regard to the best interests of the community and its members; has exercised discretion within the scope of its authority under relevant statutes, covenants and restrictions in discharging its obligations; and hereby approve the authenticity of actions reported of this meeting.

Respectfully Submitted:



Jenna Campbell, RS



Board Signature