

LA SOLANA CONDOMINIUM ASSOCIATION
BOARD OF DIRECTORS MEETING
October 19, 2021
10:00 AM - 11:22 a.m.

Note: The meeting was held online using Cisco Webex during the COVID 19 pandemic. All owners were invited via email, posted notice and the lasolanaliving.com website.

Call to Order: The meeting was called to order at 10:00 a.m.

Board Attendance: Jan Smith, President; Dallas Reynolds, Vice President; Jack Mumford, Treasurer; Rob Carr, Secretary; and Gordon Kath, Member at Large. In addition, Brad Schaeffer, from City Property Management as Community Manager, was present (all attendees via Webex online conferencing).

Landscaping Report:

Financial Report: A motion was made by Dallas Reynolds and seconded by Gordon Kath to approve the September 2021 Financials. Motion passed unanimously.

New Business:

a. Architectural Applications

1. Arch 2110

A motion was made by Gordon Kath and seconded by Jack Mumford to approve the sun screen application. Motion was passed unanimously.

2. Arch 7302

A Motion was made by Dallas Reynolds and seconded by Gordon Kath to approve ceiling fan installation.
A motion was passed unanimously.

3. Arch 4205

A motion was made by Rob Carr to send back to the architectural committee for review. Seconded by Dallas Reynolds. The motion was passed unanimously.

4. Arch 5102

A motion was made by Dallas Reynolds and seconded by Gordon Kath to approve the new sun screens for condo #5102. A motion was passed unanimously.

b. Architectural Committee Enhancements

1. Door handles

A motion was made by Gordon Kath and seconded by Dallas Reynolds to approve a. Polished Brass door hardware or
B. Brushed Nickel door hardware as unit owner desires. A motion was passed unanimously.

2. Patio lights

A motion was made by Dallas Reynolds and seconded by Gordon Kath to approve the recommended patio light fixture. A motion was passed unanimously.

3. Fountain Bid

A motion was made by Jack Mumford and seconded by Dallas Reynolds to approve a bid from The Green Goddess Nursery to replace the fountain in front of the Clubhouse with a new fountain, for the amount not to exceed \$19,500, to be paid from the reserve account #9340. The motion was passed unanimously.

4. Janitorial Services New Contract

A motion was made by Gordon Kath and seconded by Dallas Reynolds to approve the new contract submitted by Aether Facility Service for an amount of \$825.00 monthly cost from operating budget. A motion as passed unanimously.

5. 2022 Budget

A motion was made by Dallas Reynolds and seconded by Gordon Kath to approve the 2022 Budget. A motion was passed unanimously.

6. 2021 Compilation

A motion was made by Jack Mumford and seconded by Dallas Reynolds to authorize a compilation audit. The motion was passed unanimously.

7. Carescape Bid

A motion was made by Jack Mumford and seconded by Dallas Reynolds to table the contract to replace malfunctioning controller in the amount of \$1,204.00 from the operating account.

8. Carescape Bid for Plant and Tree Installation

A motion was made by Dallas Reynolds and seconded by Gordon Kath to approve the bid to install 6-24 inch box trees, 4-5 gallon plants and 1-7gallon Pygmy Palm in the amount of \$2,213.00 from the operating account.

Old Business

1. COVID Update

Open Comments:

No questions took place.

Upcoming Meetings:

- A Board Workshop is scheduled for November 10 (in person)
- A Board Meeting is scheduled for November 17 (in person)
- A Board Workshop is scheduled by December 16 (in person)

Adjournment: The meeting was adjourned at 11:22 a.m.

Respectfully submitted by:
Rob Carr, Board Secretary