

# **Rancho Cielo Homeowners Association**

Meeting of the Board of Directors

**October 23, 2012**

## **Location:**

The meeting of the Rancho Cielo Homeowners Association was held at the offices of the Trabuco Canyon Water District.

## **Directors Present:**

Len Malena, Rod Miller and Alan Neilson.

## **Call to Order:**

The meeting was called to order at 7:00 PM.

## **Homeowners Discussion**

The Board reviewed an e-mail from Ms. Spice of 31182 La Subida.

The Board reviewed an e-mail from Mr. Opheim of 21771 Via del Lago.

The Board reviewed an e-mail from Mr. Rabii of 21765 Estrella.

The Board reviewed an e-mail from Mr. Pham of 32242 Via del Nido.

## **Minutes & Financial Reports**

A motion was made by Mr. Malena, 2<sup>nd</sup> by Mr. Miller to approve the September 2012 meeting minutes as submitted. All in favor, motion carried.

A motion was made by Mr. Miller, 2<sup>nd</sup> by Mr. Nielson to approve the September 2012 financial statement as submitted. All in favor, motion carried.

## **Management Report**

The Board reviewed the prior month's action items list.

The Board reviewed the annual planner for the month of October 2012.

The Board reviewed the community inspection report and the home inspection report for the past month as provided by the manager.

The manager provided an updated accounts receivable report to the Board.

## **Landscape**

It was noted that the turf and slope areas renovation was completed and that the final inspection for the rebate application had been performed by the manager.

The Board approved a bid to renovate the landscaping at the cul-de-sac of Via del Nido.

The manager updated the Board on the efforts to address the slope maintenance at the back of Via del Lago as requested by the OCFA. It was noted that the work was underway and would be covered under the association's maintenance contract.

### **Security**

It was noted that the camera system were working at the pool area. It was also noted that an antenna had been ordered to add to the pool area camera to improve the quality of the image.

The Board reviewed a proposal from Mission Landscape for the renovation of the entry gates. After much consideration, a motion was made by Mr. Miller, 2<sup>nd</sup> by Mr. Malena to approve options #1 and #3 as proposed by Mission Landscape to create the actual plans for the proposed changes. All in favor, motion carried.

### **Old Business**

The manager informed the Board that he was waiting to meet with Three Phase Electric to inspect the work and address the unfinished lighting repairs. It was noted that there representative did not show prior to the meeting.

The manager updated the Board on the efforts underway with Verizon on the proposed easement vote.

### **New Business**

None.

### **Adjournment**

There being no further business, the meeting was adjourned at 8:00 P.M.

Submitted by:

Jack L. Williams  
Acting Secretary