

**LOS SERRANOS RANCH COMMUNITY ASSOCIATION
GENERAL SESSION MEETING MINUTES
DECEMBER 11, 2008**

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BOARD MEMBERS PRESENT: Glen Powell
Laura Kopulsky
Manny Zaragoza
Jack Ritoli
Arian Maleki

BOARD MEMBERS ABSENT: None

MANAGEMENT REPRESENTATIVES: Claudia Faison

ITEMS DISCUSSED IN EXECUTIVE SESSION ON NOVEMBER 5, 2008

- Drainage Defects – Ratification of ACT and EDG contracts
- Delinquency Action:
 - APN#1017-612-25
 - APN#1017-614-27
 - APN#1017-614-16
 - APN#1017-632-18
 - APN#1017-643-43
 - APN#1017-632-62
 - APN#1017-633-06
- Homeowner Requests/Inquires
- Approval of Executive Session Meeting Minutes
- Hearings

CALL TO ORDER

The meeting was called to order by Management at 7:15 P.M.

HOMEOWNER FORUM

No homeowners were present.

CONSENT CALENDAR

A motion was made, seconded and carried to approve the Consent Calendar as submitted.

- A. **General Session Meeting Minutes/Architectural Report – RESOLVED**, to approve the November 5, 2008 General Session Meeting Minutes as submitted and to accept the Architectural report for October 2008.
- B. **Annual Election Meeting Minutes – RESOLVED**, to approve the October 3, 2008 Adjourned Annual Meeting and Election minutes as submitted.
- C. **Financial Statements – RESOLVED**, to accept the October 2008 financial statement.

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OLD/NEW BUSINESS

- A. **Adoption of New Rule** – A motion was made, seconded and carried to adopt the following rule modification, which was circulated to the Membership for a period of 30 days.

“When not in a property’s garage, all of the vehicles’ tires must be completely on paved concrete that was either part of the lot’s original driveway as designed by the developer or on expansion of the paved driveway that was expressly approved by the architectural committee for the purpose of parking vehicles.”

- B. **Homeowner Request** – A motion was made, seconded, and carried to charge the homeowner \$50.00 for inclusion of his advertisement in the newsletter. The Board would like Management to make clear that the Association does not endorse the ad.
- C. **Maturing CDs** – A motion was made, seconded and carried to rollover the MLCD maturing in December in the amount of \$50,000.00. The Board would like to know what the return of investment was previously.
- D. **Liquid Funds** – A motion was made, seconded and carried to leave the excess settlement funds in the amount of \$156,563.75 liquid in anticipation of defect expenses.
- E. **Delinquency Action** – A motion was made, seconded and carried to file a lien against the following delinquent accounts:

APN#1017-612-05 - \$182.00

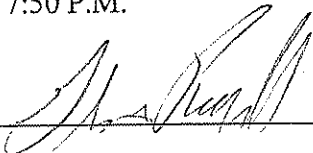
APN#1017-632-38 - \$156.00

APN#1017-622-43 - \$176.00

ADJOURNMENT

There being no further business to come before the Board, the General Session meeting was adjourned at 7:50 P.M.

ATTEST: _____



DATE: _____

1/6/09