

TURTLE ROCK HILLS COMMUNITY ASSOCIATION
MINUTES OF THE REGULAR MEETING HELD
October 12, 2016

CALL TO ORDER

Meeting was called to order at 6:30pm.

Meeting was held at Turtle Rock Community Center, 1 Sunnyhill Drive, Irvine, CA.

Directors present: Jackie Moody, Anne Skiver, Diane Lawrence, Madonna Saxton and Jeff Mayer.

HOMEOWNERS FORUM

18762 Via Verona –Entry door replacement and painting

Entry door replacement with a double glass entry door. Door to be painted Dunn Edwards Blue Azure. Motion to approve the application as submitted was made by Director Saxton, 2nd by Director Skiver. All in favor, motion carried.

18872 Via Palatino – Retaining wall

Addition of a retaining wall parallel to Turtle Rock Drive per submitted architectural plans. Motion to approve the retaining wall as submitted was made by Director Skiver, 2nd by Director Mayer. All in favor, motion carried.

18891 Via Messina- Wood repair and exterior painting

Repair of the exterior wood trim. Painting of exterior and wrought iron to be completed in the existing color. Motion to approve was made by Director Skiver, 2nd by Director Saxton. All in favor, motion carried.

18731 Portofino Drive-Replacement of existing skylight.

Motion to approve the application as submitted was made by Director Skiver, 2nd by Director Lawrence. All in favor, motion carried.

18831 San Rufino-

Exterior trim wood replacement as needed. Repaint in existing color Dunn Edwards Birchwood. Installment of a header for 2 drop shades on the back of the home. Accent shades in the color cream. Motion to approve the application as submitted was made by Director Mayer, 2nd by Director Skiver. All in favor, motion carried.

MINUTES

The Board reviewed the September 13, 2016 minutes. Motion to approve with corrections was made by Director Moody, 2nd by Director Saxton. All in favor, Motion carried.

FINANCIALS

Board Treasurer, Director Saxton, submitted the Treasurer's report for month ending 8/31/16. Motion was made by Director Moody, 2nd by Director Lawrence to approve the report as submitted pending final review by CPA at year end. All in favor, Motion carried.

BUSINESS

The Board reviewed the proposed budget for the fiscal year end 12/31/2017. Changes were made per the Board's instructions. There will not be an increase in dues. Motion to approve the amended budget was made by Director Mayer, 2nd by Director Lawrence. All in favor, Motion carried.

LANDSCAPE

The Board reviewed the landscape report for October. Tree trimming will be reviewed at the November landscape inspection with Seacrest Landscape.

The Turtle Rock Hills Board of Directors chose 18682 Portofino Drive as the home of the month for October.

ACCOUNT REVIEW

The manager will proceed with delinquent accounts per the approved collection policy of the community.

There being no further business, a motion was made by Director Moody, 2nd by Director Lawrence to adjourn the meeting at 7:58 to enter into executive session to review the renewal of the legal representation contract with Fiore, Racobs & Power.

The next meeting will be the Annual Meeting on November 8, 2016.

Minutes submitted by Bonnie Atkinson, Manager

Approved: November 8, 2016