

LOS PASEOS HOMEOWNERS ASSOCIATION BOARD MEETING

May 1, 2007

In Attendance:

Gizelle Lamb Kathy Carroll Guy Berry John Godwin Susan Kind
Jona Denz-Hamilton Rita Helfrey Tim Nemeth Chris Roberts

The meeting was called to order at 7:09 p.m. The April 2007 minutes were reviewed and there were no edits. (Tim motioned to approve the minutes; Jona seconded the motion. All approved; there were no objections.)

Items Discussed:

Old Business:

- a. Pool skimmers. The three (3) pool skimmers have been replaced. It is anticipated that there will be a decrease in the water bill now that the leak from the old skimmers has been stopped.
- b. Chili cook-off. The chili cook-off was cancelled due to lack of participants.

New Business:

- a. Architecture Review Committee Report.
 - i. April 28 incident. A resident commenced work on a significant home improvement project without Architectural Committee approval. Guy discussed with the Board possible actions to take. The Board also discussed the creation of a special declaration that could be used to stop similar incidents in the future.
 - ii. New tracking procedures. Guy briefed new Architectural Committee review procedures and described new reporting and tracking procedures that will be used to monitor the CC&R violators.
 - iii. City of San Jose Code Enforcement web site. The City has updated their Code Enforcement web site, making it easy for any resident to report any of the typical Code violations. (<http://www.sanjoseca.gov/codeEnforcement/default.asp>)
- b. Financial Report
 - i. Wells Fargo Checking: \$ 43,770.85
 - ii. Wells Fargo MRA: \$ 44,652.76
 - iii. Waddell & Reed: \$ 68,603.55
- c. Grounds Report. Susan will have a handyman investigate a water leak in the kitchen area, and to determine if the leak is covered by LPHOA's insurance. The leak has caused damage.
- d. Pool Report. Susan met with the Swimming Pool Staff and discussed many topics, including training. Susan briefed that she will be implementing a Blow the Whistle program which provides incentives for the life guards to be proactive in their life guarding vigilance.
- e. Office Report.
 - i. Rental Report. No rentals due to the water damage.
 - ii. Welcoming Committee. One new owner.
 - iii. LPHOA Curb Numbering Project. The local Boy Scout troop has proposed a fund raising project that will enhance the consenting LPHOA residences with a LPHOA-theme-design as part of a painted, curbside house number. More details to follow in the Que Paso.

Items from the Floor. There were no items to discuss.

With all business concluded, the meeting was adjourned at 9:05 p.m. (Chris motioned to adjourn the meeting; Tim seconded the motion. All approved the motion; there were no objections.)