

SONATA SINGLE FAMILY ASSOCIATION
Board of Directors Meeting
Monday, July 30, 2018
General Session Minutes

1. CALL TO ORDER – GENERAL SESSION

210 Park Avenue, Escondido, CA

6:40PM

Present: Board Members

Tashonda Taylor – Vice President

Jody Guth – Treasurer

Joe Tami - Secretary

Absent: Cameron Cyrus

Others Present:

Sue Tami – Welcome Committee

Dave Dollins – SMA Board Member

Brian Gibbs – SMA Board Member

Jim Fraker – Community Manager

One Homeowner

- 2. HOMEOWNER FORUM:** A homeowner noted ongoing concern regarding minor surface erosion on the top of the Common Area slope behind his home. A proposal from San Marcos Landscape to address the erosion was noted by the Board. The requested additional bids, which staff will obtain.

- 3. SMA:** Jody Guth noted the Collection Agreement with Sonata Maintenance Association to SMA Board members Dave Dollins and Brian Gibbs, in attendance, which indicates SMA to share in a portion of legal costs related to collections.

4. REPORTS

A. Architectural Report: The Board of Directors reviewed and discussed violation correspondence and responses. Staff to contact City regarding dead tree on Monument Place. Also, Hearing notice to be sent to #155-1134 regarding poor landscape.

B. Landscape Report: It was noted that Palm trees were recently trimmed. **Motion:** To approve for San Marcos Landscape to complete two tree trimming proposals for \$550.00, and \$1,200.00. Also, San Marcos Landscape to reaffirm a twenty-five (25) foot landscape clearance behind homes on North side of Inspiration Lane.

C. Welcome Committee: Sue Tami noted new residents and homes for sale.

5. FINANCIAL REPORT – May and June 2018

- A. Jody Guth requested why six water invoices were not shown, Also, why double posting of bulk dues income is occurring. Staff to confirm all legal invoices paid.
- B. **CPA: Motion:** Jose Mejares, CPA approved for tax filings and the audit.
- C. **Investments:** As previously approved, staff to establish a \$30,000.00 Money Market operating account with Wells Fargo. Also, staff will inquire with Wells Fargo on CD rates.
- D. **Delinquencies:** Staff to split account # 155-0148 into pre and post judgement account balances. Jim Fraker will work with Jody Guth regarding delinquency policy.
- E. **Insurance:** It was noted that the State Farm policy has been renewed.

6. GENERAL SESSION MINUTES - May 29, 2018

The Board noted several corrections.

Resolution: To approve the General Session minutes dated May 29, 2018 as corrected.

7. MAILBOXES:

The Board noted a request regarding mailboxes and noted mailboxes will be discussed at the next Board meeting.

8. NEXT MEETING & SITE REVIEW:

The next Meeting of the Sonata Single Family Board of Directors is scheduled for Monday, September 24, 2018 at Park Avenue Center at 210 Park Avenue, Escondido, CA. General Session at 6:30pm.

9. ADJOURNMENT

The Meeting adjourned at 8:30pm.

ATTEST

Signature

Date

Signature

Date