

SONATA SINGLE FAMILY ASSOCIATION
Board of Directors Meeting
Tuesday, May 29, 2018
General Session Minutes

1. CALL TO ORDER – GENERAL SESSION

210 Park Avenue, Escondido, CA

6:45PM

Present:

Cameron Cyrus – President

Tashonda Taylor – Vice President

Jody Guth – Treasurer

Joe Tami - Secretary

Sue Tami – Welcome Committee

Absent: None

Others Present:

Sue Tami – Welcome Committee

Steve Tignor – Architectural Committee

Joe Perez – Neighborhood Watch Committee

Jim Fraker – Community Manager

Four Homeowners

- 2. HOMEOWNER FORUM:** The Board received input noting cut logs on a common area slope. Staff will have the landscapers remove. Also, concern was noted regarding an eroding slope behind homes on Bluff Place.

3. 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.
- B. Landscape Report:** Jody Guth noted the landscaper should not tax Sonata on the markup portion of material costs being marked up. A new solar powered controller was installed on Wind Place.
- C. Neighborhood Watch:** Joe Perez requested new Neighborhood Watch signs. Upon motion duly made and seconded Resolved: The Board approved the purchase of new Neighborhood Watch signs
- D. Welcome Committee:** Sue Tami noted new residents and homes for sale.
- E. SMA:** The Board of Directors noted ongoing consideration regarding financial issues with Sonata Maintenance Association.

4. DELINQUENCIES

A. Delinquency Report Review

The Board requested update on pursuit of collecting on a small claims judgement

for #155-0148 including splitting the account into pre- and post judgement balances.

B. Collection Policy

Upon motion duly made and seconded:

Resolved: To approve the collection policy to align with the Association documents of being late after 15 days and a late fee of 10% interest on the dues owed per CC&R's article 6.9, plus interest of 10% per year on all amounts owed.

5. A. FINANCIAL REPORT – March and April 2018

Jody Guth will work with staff regarding the Financials, including credits. Also, staff will research \$5,187.00 payments,

B. CPA:

The Board requested a new CPA provide an audit/tax filing proposal.

C. Investments:

Upon motion duly made and seconded: Resolved: to establish a \$30,000.00 CD account with Wells Fargo. Staff will inquire with Wells Fargo on CD rates.

6. GENERAL SESSION MINUTES -April 16, 2018

The Board noted correction to reflect staff credit retro to December 2017.

Resolution: To approve the General Session minutes dated April 16, 2018 as corrected.

7. MAILBOXES:

The Board noted a request regarding mailboxes and indicated the mailboxes replacement will continue this fall.

8. NEXT MEETING & SITE REVIEW:

The next Meeting of the Sonata Single Family Board of Directors is scheduled for Monday, July 30, 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