

**BROADMOOR HUNTINGTON HARBOUR COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
SEPTEMBER 20, 2017**

NOTICE The regular meeting of the Board of Directors of the Broadmoor Huntington Harbour Community Association was held on Wednesday, September 20, 2017, at Don the Beachcomber Restaurant at 16278 Pacific Coast Hwy, Huntington Beach, CA.

PRESENT Directors Present: Annette Merriam
Robert Sebring
Chris Gray
Garry Brown
Ron Lee

Directors Absent: N/A

Representing Powerstone: Amanda Porter

Others Present: 16 Homeowners

CALL TO ORDER The meeting was called to order at 7:04 pm by Garry Brown, President.

EXECUTIVE SESSION It was noted that an executive session meeting of the Board of Directors was held at 6:00 pm at Don the Beachcomber Restaurant to discuss disciplinary matters, collection issues, vendor contracts and personnel matters.

COMMITTEE REPORTS

Treasurer's Report Annette Merriam reported that the financials reflect \$246,803.95 in operating cash, \$1,101,702.71 in reserves, \$31,804.66 in other assets for a total assets of \$1,380,311.32 and current year surplus of \$132,424.99.

Upon motion duly made and seconded the Board resolved to allocate the prior year surplus \$60,354.21 and reserve interest of \$5,321.28 to GL 3048 (Capital/Common Area Improvement).

Architectural Chris Gray reported the following Home Modification Applications as follows:

- 16412 Grimaud- molding, replaster, and fence.
- 16585 Bordeaux- window replacements.
- 16550 Bordeaux- window replacements.
- 16562 Bordeaux- window replacements.
- 16412 Grimaud- infinity pool.

**BROADMOOR HUNTINGTON HARBOUR COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
SEPTEMBER 20, 2017**

Upon motion duly made and seconded the Board resolved to approve the above application based on the committee's recommendation.

Landscape The Board reviewed the MSR reports.

Upon motion duly made and seconded the Board resolved to approve proposal #41036 for 16425 Martin in the amount of \$3,304.07 plus Imperial Sprinkler repairs at a total cost of \$994.99.

Parking The Board reviewed the correspondence.

Grimaud No discussion.

Communications No discussion.

FINANCIAL STATEMENT

Upon motion duly made and seconded the Board resolved to approve the August 2017 financial report.

HOMEOWNER FORUM

16447 Germain The homeowner was present and discussed concerns with Peter's Landing.

16597 Tropez The homeowner was present and discussed concerns with not being allowed to have tiki torches on the patio.

16541 Bordeaux The homeowner was present and discussed concerns with Peter's Landing.

3277 Francois The homeowner was present and discussed concerns with parking.

3251 Moritz The homeowner was present and discussed concerns with parking.

16451 Germaine The homeowner was present and discussed concerns with parking.

3291 Francois The homeowner was present and discussed concerns with parking.

16527 Tropez The homeowner was present and discussed concerns with parking.

16535 Bordeaux The homeowner was present and discussed concerns with Peter's Landing.

**BROADMOOR HUNTINGTON HARBOUR COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
SEPTEMBER 20, 2017**

MINUTES The Board reviewed the minutes of August 16, 2017 regular session meeting. Upon motion duly made and seconded the Board resolved to approve the minutes as presented.

OLD BUSINESS

Family Area Lawn Furniture

This Board discussed adding furniture to the family lawn area and tabled the matter.

NEW BUSINESS

Lang Invoices

Upon motion duly made and seconded the Board resolved to approve payment of the following invoices. Grimaud representative abstains.

- Invoice 1276302- Building 2 (16505-16531 Tropez) chimney caps and structures in the amount of \$19,112.00.

Discussion Item

The Board discussed open flames on patios and resolved to have the fire department inspect and report back.

Homeowner Request

The Board reviewed the request to install fine signs for dogs off leash and not being picked up after and resolved to deny the request. Homeowners should report pets off leash to management.

Homeowner Request

This matter was tabled as the homeowner from 16511 Bordeaux was not present to discuss the reimbursement amount.

Management Report

The Board reviewed the Management Reports.

Correspondence

The Board reviewed the correspondence.

NEXT MEETING

The next meeting was set for Wednesday, October 18, 2017 at 7:00pm.

ADJOURN

There being no further business the meeting was adjourned at 8:36pm.

ATTEST

Board Signature

**BROADMOOR HUNTINGTON HARBOUR COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
SEPTEMBER 20, 2017**

Board Signature