

Condominium Homeowner Association Management Professional Services

A Division of AAM, LLC

760/603-0501

FAX: 760/603-0505

Seagate Village Community Association

BOARD OF DIRECTORS MEETING

Tuesday, June 9, 2020

6:30 PM

Join Zoom Meeting Video-Conference

<https://aam.zoom.us/j/94511603861>

Meeting ID: **945 1160 3861**

Password: **882811**

Join Zoom Meeting Tele-Conference

One tap mobile

+1-346-248-7799,,94511603861# US (Houston)

+1-669-900-9128,,94511603861# US (San Jose)

Seagate Village Community Association

Board of Directors Meeting
Tuesday June 9, 2020 at 6:30 PM

Via Zoom Tele-conference or Video-conference
Encinitas, CA.

AGENDA

- I. **Membership Participation**
- II. **Call to Order**
- III. **Approval of Minutes** *Secretary*
 - A. Approval of the Board of Directors Meeting Minutes of May 12, 2020 prepared by *CHAMPS/AAM.*
XXX Requires Board Action *Pages 1-4*
- IV. **Financials**
 - A. Approval of the Financial Statements and Bank Reconciliations for the period ending April 30, 2020, subject to year-end review.
XXX Requires Board Action *Sent separately via email*
 - B. **Delinquency Report**
 - 1. As prepared by *CHAMPS/AAM* *Pages 5-9*
 - 2. Legal Counsel Update and correspondence. From Green, Bryant & French *Hand Carry*
*Due to COVID-19 Status Report have been paused
- V. **Committees**
 - A. **Landscape**
 - B. **Architectural**
 - C. **CC&R Committee**
- VI. **New Business**
 - A. **Insurance Renewal Proposal:** An increase of 901.00 for insurance policies; property increased with inflation, umbrella decreased, many carriers not insuring condo and patio homes, Nationwide did so a few years back, signature needed bind coverage total insurance premium at a cost of 18,569.00.
XXX Requires Board Action *Pages 10-20*
 - B. **1756 Gentle Breeze:** Fill bare area with 5 Agapanthus and 1 Polygala at a cost of 115.00.
XXX Board Action Required *Page 21*
 - C. **1744 Gentle Breeze:** Fill area of slope across Gentle Breeze with four flats of Lampranthus-purple at a cost of \$140.00 (option 1). Or remove all groundcover and plant 7 flats of Lampranthus –purple at a cost of 395.00 (option 2).
XXX Requires Board Action *Pages 22-23*

VI. New Business Cont.

- D. 1734 Edgefield:** Remove old end of life Acacia replant bare area with shrubs (Bougainvillea/Salvia/Tecoma/Senecio) and groundcover (Lantana) at a cost of 1,548.00.
XXX Requires Board Action *Page 24*
- E. 1752 Edgefield:** Replant bare areas of slope with shrubs (Salvia/Tecoma) and ground cover (Lantana/Lampranthus) at a cost of 1,056.00.
XXX Requires Board Action *Page 25*
- F. County of San Diego Health Department:** Public Swimming Pool Operation for Stage III and Pool Re-Opening Plan to consider.
Board Information Only *Pages 26-30*

VII. Homeowner Correspondence

1. Homeowner Courtesy Notices (C.N.) and Approval letters, etc. *Pages 31-34*
2. Homeowner(s) concerned of the landscaping service. *Pages 35-49*
3. Homeowner concerned the FOB system is in need of service at Chaz Park. *Page 50*
4. 1793 Edgefield concerned about the stucco wearing needs repair. *Pages 51- 53*
5. 1760 Edgefield concerned about the stucco wearing, condition of gutters and landscape area from drainage appears to be sinking *Pages 54-57*

VIII. Vendor Correspondence

1. **Pacific Green:** Monthly Punchlist of items or areas of concern. *Pages 58-63*

IX. Management Update

Sent separately via email

X. Announcements

- A. The next regularly scheduled Board Meeting is July 14, 2020 at the Encinitas Community Center at 6:30 p.m, depending on the COVID-19 regulation or via Zoom tele-conference or video-conference.
- B. The next walk thru is scheduled to be on Tuesday June 14, 2020 at 11:30 am, meet at the pool.

XI. Adjournment