

**ACUERDO CON DIOS – HOMEOWNERS ASSOCIATION**  
**Board of Directors Meeting – September 8, 2020**

**A. Opening Meeting**

**1. Call to Order**

The meeting was called to order by President Bill Bulfer at 6:00 p.m.

**2. Determination of Quorum**

Carolyn Coder – Vice President, Harry Steed -- Treasurer, and Diana Terra – Secretary and Luis Mercadp—Member at Large were present. Joe was unable to attend due to fire evacuations

**3. Proof of Notice of Meeting:**

Agenda was emailed to the BOD, posted at the mailboxes and on the Website 9/2/20

**4. Welcome Guest Members** –No guests were present

**B. Owner Comments & Letters:**

No letters or comments were received

**C. Review & Acceptance of Minutes**

Luis moved to approve the August 2020 minutes as written.. The motion was seconded by Harry and approved unanimously.

**D. Financial Reports**

**1. Review Financial Reports**

Joe emailed the August 2020 Profit & Loss YTD, Balance Sheets and Budget vs Actual reports for the checking (operating) and savings (reserves) accounts.

**2. Treasurer's Report**

a. Harry reviewed the checking and savings bank statements and transactions for August 2020. On 8/31/20 the *Checking* account balance was \$18,907.97 and the *Savings* account was at \$146,255.42.

b. The regular reserves allotment of \$2506.42 was transferred from checking to savings.

**3. 2021 Budget Proposal Draft**

Harry presented the first draft of the 2021 Budget Proposal. By reducing the Contingency Fund by \$1196, Harry proposed that we may not need to increase assessments in 2021. He noted that this Proposal does not take into account the 2020 Reserves Study Analysis that is in process.

*Financial records are available for membership to review by appointment*

**E. Reserves Study Recommendations 2017-19**

**1. Repair/Paint patio/wood fences** –No changes

**2. Paint rails and window trim**--No changes

**3. Repair/Paint trim/facia** Pending Paul Standen’s schedule

**4. Concrete tile and roof repairs** Pending Paul Standen’s schedule

**5. Asphalt Repairs/Seal Coat/Stripping**

Diana moved to accept C. Gibson Paving’s bid of \$7,982.00 to clean/seal cracks, slurry and painting. Carolyn seconded the motion and it was passed unanimously.

**6. Asphalt Seal Coat/Stripping** See E.5. above

7. **Monument Sign painting** No Change

**F. Maintenance Grounds/Common Area Review**

1. **Landscape** No concerns
2. **Pool** Currently functioning well
3. **Exterior Light**  
Harry is still experimenting with the solar light.  
Joe reported to Harry that strings of Malibu light have become obsolete.
4. **MPUD** No concerns

**G. Old Business**

1. **Annual Membership Meeting Planning/Preparation**  
Postponed to October
2. **Reserves Study Review/Preparation**  
In process
3. **Faucet leaks**  
Previous leaks were repaired. New leak at Unit 30 needs a cap.
4. **Carport Brackets**  
Looking for provider
5. **Vehicle Violations**  
Unregistered pick up belonging to Unit 1 renter has not been removed.

**G New Business**

1. **PG&E**  
Invoice for August shows a spike in usage over August of 2019. Some discussion. Diana to update PG&E spread sheet for next meeting.

2. **Next meeting**

*Next Board of Directors meeting is scheduled at 6:00 pm, Tuesday, October 13, 2020, at the covered bridge. Unit 28 was offered as an alternative location*

**H. Adjournment of Meeting:**

The meeting was adjourned at 7:11 p.m.

Respectfully Submitted,



Diana Terra  
ACD/HOA Secretary