

Southshore Hills Property Owners' Association
Board of Directors Meeting
General Session Meeting Minutes
June 2, 2021

CALL TO ORDER:

The General Session Meeting of Southshore Hills Property Owners' Association was held on June 2, 2021 via Zoom. Quorum was established, and the meeting was called to order by Jonathan Mason at 6:33PM.

DIRECTORS PRESENT: *Richard Hostin – President
Jonathan Mason – Vice President
Kavoos Blourtchi – Treasurer
Judith Perez – Secretary

DIRECTORS ABSENT: Grant Miles – Member at Large

OTHERS PRESENT: None

PROPERTY MANAGEMENT PROFESSIONALS REPRESENTATIVES:

Gayle Piñero, Community Asset Manager, CMCA, AMS

SECRETARY'S REPORT:

A motion was made by Jonathan Mason and seconded by Judith Perez to approve the General meeting minutes from May 5, 2021 without revision. Motion carried (M/S/C 3-0).

MANAGEMENT REPORT:

The Board of Directors reviewed and discussed the action item tracker. No action taken.

TREASURER'S REPORT:

Delinquency Report: Gayle Piñero reported that no action was taken against any homeowners in Executive Session.

Financial Summary: Kavoos Blourtchi noted no concerns with the financial summary as of April 2021. No action taken.

Financial Statements: A motion was made by Richard Hostin and seconded by Jonathan Mason to accept the April 2021 financials. Motion carried (M/S/C 4-0).

***NOTE: Richard Hostin joined the meeting at 6:43PM and resumed presiding over the remainder of the meeting.**

COMMITTEE REPORTS:

Technology and Communications Committee: No report at this time.

Architectural Committee: No report at this time. Richard Hostin noted that there was an increase in violation letters sent out based on the last site inspection.

Advisory Committee: No report at this time.

Landscape Committee: Richard Hostin reported that Goldenstate Landscape would continue working on the landscape improvements on June 4th. There was a delay due to several projects previously scheduled. Goldenstate will also start the work on removing the collapsed portion of the oak tree on Triunfo Canyon Road on June 4th as well. Board invited homeowner Joshua Linn to consider joining the Landscape Committee.

NEW / UNFINISHED BUSINESS:

Banking options: Judith Perez reported on local banking options for the HOA and compared interest rates for brick and mortar banks versus online banks. A decision on this item was tabled pending further information to be obtained on possibly moving funds to an online bank.

Maintenance of Channel Land Strip: Richard Hostin reported that the City of Thousand Oaks has agreed to accept responsibility to maintain the parcel of land on Glastonbury Road, which will save the HOA money in electric and water bills. Richard will follow up with UgMo to have the water controller removed.

Neighborhood Speed Awareness Program: To date only 22 signatures have been obtained. Item tabled to obtain input from homeowners at the Annual Meeting.

HOMEOWNER’S FORUM:

Two homeowners present. Items discussed—notice of meetings in email blast, schedule of site inspections by Management and the architectural committee, signs left out by contractors, basketball hoop locations, the Annual Election process and landscaping decisions.

ADJOURNMENT AND ANNOUNCEMENT OF THE NEXT BOARD MEETING:

With no further business before the Board of Directors, the General Session Meeting was adjourned at 7:16PM. The next Board meeting is scheduled for July 7, 2021 via Zoom Meeting.

Board Member

Date