

HUNTINGTON PALISADES PROPERTY OWNERS CORPORATION, LTD.

**BOARD OF DIRECTORS MEETING
COMMUNITY UNITED METHODIST CHURCH
801 VIA DE LA PAZ, HART LOUNGE
PACIFIC PALISADES, CA 90272**

MARCH 1, 2016

OPEN SESSION MINUTES

DIRECTORS PRESENT

Sue Jameson, President
Robert Levitt, Vice President
William Finestone, Treasurer
Song Oh, Member at Large

DIRECTORS ABSENT

Robert Sacks, Secretary

FIRSTSERVICE RESIDENTIAL

Laura Tencati, District Manager, CMCA
Chris Moran, Community Manager,

GUESTS

Richard Blumenberg, ARC member
Jeaneen Fabbro, Former Management
Architect on behalf of Steven Somers (14901 Corona Del Mar)

I. CALL TO ORDER

The Open Session Board of Directors meeting for the Huntington Palisades Property Owners Corporation was called to order at 6:34 p.m.

II. EXECUTIVE SESSION

An Executive Session meeting was held following the Open Session meeting to discuss homeowner delinquency matters, potential litigation matters and third party contracts.

III. APPROVAL OF MINUTES – FEBRUARY 2016

Motion: Levitt
Second: Finestone

Resolution: The Board approved the Open Session minutes dated February 8, 2016, as presented.

The motion carried unanimously.

IV. REQUEST FOR VARIANCE – 14901 CORONA DEL MAR

Two representatives were present on behalf of homeowner to discuss fence/hedge height variance. Board did not motion to approve variance at this time.

V. NEW MANAGEMENT

Two representatives from new management company were present, Laura Tencati and Chris Moran. Board requested to formally introduce at April meeting.

VI. FINANCIAL REPORT

Former manager, Jeaneen Fabbro gave financial update.

VII. REVISED 2016 BUDGET

The Board briefly discussed the revised 2016 budget, which does not call for increased assessments.

VIII. ARC REPORT

Richard Blumenberg, ARC member, provided brief update concerning architectural projects within the community.

VIII. HP PARK

Park usage and gate mechanics were discussed. Park security was also discussed. Insurance to provide updated quote regarding armed guard service.

IX. INFORMAL POLL FOR EQUAL ALLOCATION OF ASSESSMENTS

The Board discussed sending an informal poll to residents to gauge interest in amending governing documents to allocate assessments equally among homeowners. Board was split on issue. Two members lobbied for the acquiring of information, one member indicated they did not think it would pass. Management advised item would be difficult to pass given the necessary ballot return to reach quorum.

Matter was tabled until next year.

X. COMPLETION OF DICK LITTLESTONE PLAQUE

Completed work discussed.

XI. HOMEOWNER FORUM

One (1) Homeowner was present.

XII. ADJOURN

There being no further Open Session business to come before the Board, the meeting was adjourned at 7:29 p.m.

APPROVED: _____ DATE: _____