

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**

NOVEMBER 8, 2017 – 6:30 PM

OPEN SESSION MINUTES

DIRECTORS PRESENT

Robert Levitt, Vice President
Robert Sacks, Secretary
Brad Knyal, Director
William Finestone, Treasurer

DIRECTORS ABSENT

Song Oh, Member at Large

FIRSTSERVICE RESIDENTIAL

Chris Moran, Community Manager

GUESTS

Sharon Topping, PPTFH
Sharon Browning, PPTFH

Alexander Kazerani, Homeowner
Steven Somers, Land Use Consultant

I. CALL TO ORDER

The Open Session Board of Directors meeting for the Huntington Palisades Property Owners Corporation was called to order at 6:30 p.m.

II. EXECUTIVE SESSION

An Executive Session meeting was held following Open Session meeting to discuss homeowner delinquency matters, member discipline, potential litigation matters and third party contracts. The following resolutions were made:

- Approval of Executive Minutes – October 9, 2017

III. COMMITTEE UPDATE & INVITED GUESTS

A. PACIFIC PALISADES TASK FORCE ON HOMELESSNESS

The PPTFH was present to discuss ongoing progress in assisting the homelessness population in the Pacific Palisades area.

B. ARCHITECTURAL VARIANCE REQUEST – 14948 CORONA DEL MAR

Motion: Levitt
Second: Sacks

Resolution: The Board resolves to grant the variance request submitted by the owners of 14948 Corona del Mar. The Board is waiving the requirement for three side-by-side parking spaces for the following reasons:

- Two (2) additional subterranean spaces will be accessible by car lift
- Two (2) additional side-by-side spaces will be available in front of the home
- Additional parking will be available in the driveway area
- Home is located in least dense area of neighborhood.

The motion carried unanimously.

IV. REPORTS

The Board reviewed and filed the following reports:

- Architectural modification report
- Park Punch List

V. HOMEOWNER FORUM

No homeowners were present during the time designated for homeowner forum.

VI. UNFINISHED BUSINESS

A. APPROVAL OF MINUTES – OCTOBER 2017

Motion: Levitt
Second: Sacks

Resolution: The Board approves the Open Session Minutes, dated October 9, 2017, as presented by Management.

The motion carried unanimously.

B. 2018 FYE BUDGET

Motion: Levitt
Second: Sacks

Resolution: The Board approves the draft budget as presented by management, which calls for 3% increase in dues to cover regular operating cost increases.

The motion carried unanimously.

VII. NEW BUISNESS

A. LIEN APPROVAL

Motion: Levitt
Second: Finestone

Resolution: The Board resolves to approve the filing of liens for homeowners that remain delinquent on 2017/2016 association dues.

The motion carried unanimously.

B. ARCHITECTURAL RULE REVISION – BUILDING AREA FOR DOUBLE LOTS

Motion: Levitt
Second: Sacks

Resolution: The Board resolves to send proposed rule concerning double lots out to membership for comment. [Draft rule attached to minutes].

The motion carried unanimously.

C. PROPOSED RULE CHANGE – TREE REPLACEMENT

Motion: Levitt
Second: Sacks

Resolution: The Board resolves to send proposed rule concerning parkway tree replacement out to membership for comment [Draft rule attached to minutes].

The motion carried unanimously.

D. SIDEWALK

Management advised that the city would not offer any additional money or leniency in terms of sidewalk replacement specifications. This matter has been tabled until further notice for cost reasons.

XII. ADJOURN

There being no further Open Session business to come before the Board, the meeting was adjourned at 7:15 p.m.

APPROVED: _____ DATE: _____