

HUNTINGTON PALISADES PROPERTY OWNERS CORPORATION, LTD.

**BOARD OF DIRECTORS MEETING
PALISADES VILLAGE, THE SWARTHMORE ROOM
15225 PALISADES VILLAGE LANE, 2ND FLOOR
PACIFIC PALISADES, CA 90272**

TUESDAY, DECEMBER 20, 2020 – 6:30 PM

OPEN SESSION MINUTES

DIRECTORS PRESENT

Sandy Thomas, President
O'Donnell Iselin, Vice President
Patrick Brown, Treasurer
Ed Wilson, Secretary

DIRECTORS ABSENT

John Morrissey, Director

FIRSTSERVICE RESIDENTIAL

Alex Mathews, Community Manager

ARCHITECTURAL COMMITTEE PRESENT

Richard Blumenberg, AIA, LEED AP

I. CALL TO ORDER

The Open Session Board of Directors meeting for the Huntington Palisades Property Owners Corporation was called to order at 7:10 p.m.

II. ANNOUNCEMENT – EXECUTIVE SESSION MEETING

In accordance with Civil Code Section 4935(a) the board will be meeting in Executive Session immediately following the Regular Session meeting on November 19, 2019, in order to consider litigation, matters relating to the formation of contracts with third parties, member discipline, personnel matters, or to meet with a member, upon the member's request, regarding the member's payment of assessments, as specified in Civil Code.

III. REPORTS

A. ARCHITECTURAL MODIFICATION REPORT

The Board reviewed and filed this report.

IV. HOMEOWNER FORUM

Three homeowners were present during the meeting to discuss security issues, construction timelines, the addition of security cameras, police patrol, LADWP bills, speeding cars, and electric leaf blowers.

V. CONSENT CALENDAR

Motion: Thomas

Second: Brown

A. APPROVAL OF MINUTES NOVEMBER 2019

Resolved: That the Board approves the Open Session minutes dated November 19, 2019 as presented by management.

B. FINANCIAL STATEMENT OCTOBER 2019

Resolved: That the Board approves the October 31, 2019 interim financial reports and bank reconciliations as presented, subject to annual audit. The report reflects a year-to-date net operating income/ (loss) of \$66,566.28. The actual year-to-date operating expenses were \$176912.00. The budgeted year-to-date operating expenses were \$226570.00. The association has \$528,243.44 in operating funds, which represents 23.31 months of budgeted expenses.

VI. NEW BUSINESS

A. LIEN APPROVAL

Motion: Thomas
Second: Wilson

Resolved: The Board authorizes management to place liens or pre-liens as notated on the following accounts should the delinquent assessments not be paid within the time established.

Account Number	Total Amount Due
0307-01 Pre-Lien	\$854.83
0385-02 Pre-Lien	\$1,942.16
0075-01 Lien	\$881.74

B. ADOPTION OF NEW ELECTION RULES

Motion: Brown
Second: Thomas

Resolved: The Board approves the revised election rules as drafted by legal counsel IgerWankel, LLP to be mailed to the membership pursuant to California Civil Code §4360, as the Membership is entitled to a twenty-eight (28) day review and comment period.

C. CDM PARK AMENDMENT

Motion: O'Donnell
Second: Thomas

Resolved: The Board approves the revised draft rules by legal counsel IgerWankel to be mailed to the membership pursuant to California Civil Code §4360, as the Membership is entitled to a twenty-eight (28) day review and comment period.

D. AMERICAN HERITAGE PROPOSAL

The Board tables this matter for further review of the Association's history maintaining and pruning trees along Pampas Ricas Blvd, Huntington Park, Toyopa Dr & Alva Dr, Alma Real Dr & Ocampo Dr, and Altata Dr & Ramos Pl.

VII. NEXT MEETING

The next Board of Directors meeting is TBD.

VIII. ADJOURN

There being no further Open Session business to come before the Board, the meeting was adjourned at 8:06 p.m.

APPROVED: _____ DATE: _____