

HUNTINGTON PALISADES PROPERTY OWNERS CORPORATION, LTD.

**BOARD OF DIRECTORS MEETING  
COMMUNITY UNITED METHODIST CHURCH  
500 TOYOPA, PACIFIC PALISADES, CA 90272**

**TUESDAY, JUNE 4, 2019 – 6:30 PM**

**OPEN SESSION MINUTES**

DIRECTORS PRESENT

Song Oh, President  
Patrick Brown, Secretary  
O'Donnell Iselin

DIRECTORS ABSENT

Brad Knyal, Vice President  
Sandy Thomas, Member at Larg0065

FIRSTSERVICE RESIDENTIAL

Chris Moran, Community Manager

ARCHITECTURAL COMMITTEE

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 6:30 p.m.

II. REPORTS

A. BLUFFS UPDATE

Review and File: Management provided an update on ongoing maintenance concerning the bluffs abutting the community and PCH. No action to be taken at this time.

III. HOMEOWNER FORUM

No homeowners were present at the time of homeowner forum.

IV. UNFINISHED BUSINESS

A. APPROVAL OF MINUTES – FEBRUARY 2019

Motion: Oh  
Second: Brown

Resolution: The Board resolves to approve the minutes dated February 5, 2019, as presented by management.

The motion carried with director Iselin abstaining.

B. APPROVAL OF MINUTES – APRIL 2019

Resolution: The Board resolves to approve the minutes dated April 2, 2019, as presented by management.

The motion carried with director Iselin abstaining.

#### C. RATIFICATION OF 14830 VARIANCE REQUEST

Motion: Oh

Second: Brown

Resolution: The Board ratifies the variance request for 14830 Pampas Ricas for 8.5% roof area exceeding of the height envelope on consensus recommendation from the members of the ARC and in consideration of an overall design consisting of 16% less than the allowable lot coverage.

The motion carried.

#### V. NEW BUISNESS

##### A. INSURANCE POLICY

Motion: Oh

Second: Brown

Resolution: The Board resolves to approve the insurance renewal proposal presented by Timothy Cline insurance for a total annual premium cost of \$11,412.00, to be paid from GL Insurance.

The motion carried unanimously.

##### B. AB 2912

Motion: Oh

Second: Brown

Resolution: Be it Resolved: That the Board of Directors (“Board”) authorizes Management to make the following transfers that may exceed (i) Ten Thousand dollars (\$10,000), or (ii) Five percent (5%) of the Association’s total combined reserve and operating account deposits, whichever is lower, from the Association’s accounts for the following purposes:

- To fund reserves;
- To pay utilities;
- To move funds pursuant to a Board resolution for a reserve expenditure;
- To implement the Board’s directives with regard to invested funds and bank account openings and closings;
- To pay for budgeted expenses, for all services provided by vendors selected by the Board for work the Board has engaged them to carry out, and for Management’s compensation and cost reimbursements under its Management Agreement with the Association;
- To remit amounts due to US Bank for transactions made by purchase cards; and
- For other authorized payments/transfers directed or authorized by the Board

XII. ADJOURN

There being no further Open Session business to come before the Board, the meeting was adjourned at 7:30 p.m.

APPROVED: \_\_\_\_\_ DATE: \_\_\_\_\_