

**AMERIGE HEIGHTS COMMUNITY ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
JANUARY 26, 2009**

**MINUTES**

**NOTICE** With given and received, the Regular meeting of the Board of Directors of the Amerige Heights Community Association was held on January 26, 2009 at Fisler School, 1350 Starbuck Street, Fullerton, CA.

**CALL TO ORDER** The meeting was called to order at 6:35 P.M. by Mark Elliot, President.

**PRESENT** Mark Elliott, President  
John Chen, Vice President  
Tom Moore, Secretary/Treasurer  
Sudee Nann, Director

Lori Yarborough, Action Property Management, Inc.  
Rina Sagal, Action Property Management, Inc.

City of Fullerton – Neighborhood Watch  
Patrol One Services  
Greenfield Communications  
Harle, Janics & Kannen  
City of Fullerton Police – Traffic Division

(11) Homeowners

**EXECUTIVE SESSION DISCLOSURE** An Executive Session was held immediately prior to the meeting to discuss member discipline, contracts, personal and collection matters.

**APPROVAL OF REGULAR SESSION AGENDA** A motion was made, seconded and carried unanimously to approve the regular session agenda.

**CONSENT CALENDAR** Motion was duly made, seconded to adopt the Consent Calendar as presented and in its entirety. Motion carried unanimously. The Consent Calendar will become a part of and is attached to these minutes.

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**NEW BUSINESS**

Assessment Collection Policy Revisions

Motion was duly made, seconded and carried unanimously to table approval of the Assessment Collection Policy pending additional revisions as submitted by the Board.

Homeowner Request

Motion was duly made, seconded and carried unanimously to deny the homeowners request for installation of an additional dog bag station in near the walk way between Radcliffe and Amerige Heights Shopping Center.

Developer Request

Motion was duly made, seconded and carried unanimously to table the request to convey property to the Association. The Board would like more detail on where the property is located.

Homeowner Request – 2078 McGarvey

Motion was duly made, seconded and carried unanimously to deny the owners request to extend the permit parking on McGarvey, Verry and Ward Streets.

Retained Services Agreement

Motion was duly made, seconded and carried unanimously to accept the retainer agreement as submitted by Harle, Janics and Kannen.

Insurance Renewal

Motion was duly made, seconded and carried unanimously to approve the insurance renewal for Amerige Heights Master and Cost Center policies.

Homeowner Request – Tree Replacement (2248 Evans Street)

Motion was duly made, seconded and carried unanimously to direct Management to send the homeowner a denial letter expressing the Boards apologies, but they are denying the request to replace a healthy tree.

Investment Decisions

Motion was duly made, seconded and carried unanimously to approve the following investment transactions.

\$75,000 6-month CD from Reserve Checking  
\$85,000 9-month CD from Comerica Money Market  
\$45,000 12-month CD from Comerica Money Market  
Renew 2/5/09 CD for 9-months at \$75,000  
Renew 3/4/09 CD for 9-months at \$75,000  
Renew 3/31/09 CD for 18-months at \$100,000

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2009 Annual Maintenance Calendars

Motion was duly made, seconded and carried unanimously to adopt the 2009 Annual Maintenance Calendars as presented.

Delinquency Report

Motion was duly made, seconded and carried unanimously to approve the following lien actions:

1628164061 - \$737.46	1645864111 - \$597.87
1645869861 - \$583.57	1645861141 - \$592.23
1628163192 - \$582.23	1645891581 - \$588.46
1613803023 - \$737.46	1628143453 - \$737.46

Enforcement of Judgment - A motion was duly made, seconded and carried unanimously to table action on account 1620544062.

Locate - A motion was duly made, seconded and carried unanimously to table action on account 1628152562.

Payment Plan – (1628163162) Motion was duly made, seconded and carried unanimously to approve an 18-month payment plan as submitted by the homeowner through Assessment Collection Legal Counsel. Management to send acceptance letter to Feldsott & Lee.

**ADJOURN**

There being no further business to come before the Board at this time, the meeting adjourned at 8:15 P.M.

**APPROVED BY THE BOARD OF DIRECTORS 4/27/09**

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**CONSENT CALENDAR**

- A. BE IT RESOLVED, That the Board Meeting Minutes of November 18, 2008 are approved as written;
- B. BE IT RESOLVED, That the Executive Session Minutes of November 18, 2008 are approved as written;
- C. BE IT RESOLVED, That the financial statement for the period ending October 31, 2008 is accepted as submitted;
- D. BE IT RESOLVED, That the Cost Center financial statements for the period ending October 31, 2008 is accepted as submitted;
- E. BE IT RESOLVED, That the financial statement for the period ending November 30, 2008 is accepted as submitted;
- F. BE IT RESOLVED, That the Cost Center financial statements for the period ending November 30, 2008 is accepted as submitted;
- G. BE IT RESOLVED, That the financial statement for the period ending December 31, 2008 is accepted as submitted;
- H. BE IT RESOLVED, That the Cost Center financial statements for the period ending December 31, 2008 is accepted as submitted.