

**STUDIO WALK CORPORATION
MEETING OF THE BOARD OF DIRECTORS
NOVEMBER 17, 2008**

MINUTES

- NOTICE** With notice given and received, the Regular meeting of the Board of Directors of the Studio Walk Corporation was held on November 17, 2008 at 6:30 P.M. at the Robert C. Fislser Elementary School, 1350 Starbuck, Fullerton, California.
- PRESENT** Michele Mulich, President
Joshua Dale, Secretary/Treasurer
- Rina Sagal, Action Property Management, Inc
Allison Muscat, Action Property Management, Inc.
Carlos, Olson Company
Dwayne, Patrol One
- CALL TO ORDER** The meeting was called to order at 6:30 P.M. by Board President Michele Mulich.
- EXECUTIVE SESSION DISCLOSURE** An Executive Session was held on November 17, 2008 to discuss matters of delinquency, contractual agreements, and other non compliance matters.
- APPROVAL OF THE REGULAR SESSION AGENDA** Motion was duly made, seconded and carried unanimously to accept the open session agenda.
- FINANCIAL UPDATE** Motion was duly made, seconded and carried unanimously to accept the financial statement for the period ending October 20 2008.
- PATROL ONE** The Board discussed with Patrol One issues of safe listing and ticketing vehicles.
- CONSENT CALENDAR** Motion was duly made, seconded and carried unanimously to approve the Consent Calendar as presented.
- NEW BUSINESS** Audit Proposals
Motion was duly made, seconded and carried unanimously to approve the audit proposal from Schonwit & Associates at the amount of \$1,000.00.
- Landscape Proposal
Motion was duly made, seconded and carried unanimously to approve the proposal

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proposal submitted by Villa Park Landscape in the amount of \$104.00 to install (8) one gallon Daylilies and (8) one gallon Society Garlic at the back wall on Chaffee Street.

Enforcement and Fine Policy

Management presented the enforcement and fine policy with the revision in order to comply with applicable laws. Motion was duly made, seconded and carried unanimously to approve the enforcement and fine policy changing the (7) seven days to (15) fifteen days and send out for a (30) thirty day comment period.

Lien Processing

Motion was duly made, seconded and carried unanimously to proceed with lien processing on the following account numbers: 1628150024, 1628150061, 1628120401, 1628110904, 1628150543, 1628130642 and 1628110741.

Street Sweeping

Motion was duly made, seconded and carried unanimously to discontinue the street sweeping service contract.

ADJOURN

There being no further business to discuss in Regular Session, the meeting adjourned at 7:00 P.M.

ATTEST

Respectfully submitted by Rina Sagal, Community Manager

APPROVED

Michele Mulich, Chairman of the Meeting

SECRETARY'S CERTIFICATE

I, Joshua Dale, hereby certify that I am the duly Appointed and Acting Secretary of the Studio Walk Corporation, and do hereby certify under penalty of perjury that the foregoing is a true and correct copy of the Minutes of the Regular Session of the Board of Directors held November 17, 2008, as approved by the Chairman of the Meeting.

Dated: _____

Joshua Dale, Secretary