

BOARD MEMBERS PRESENT: Linda Lambert, John Crowley, Clive Leeman, Elaine Needham. Absent: Ralph Edwards, Mark Lee, Larry Yuva.

Community residents present: 7

PREVIOUS MINUTES:

Minutes of the meeting of March 11, 2009: Motion for approval by John Crowley, seconded by Clive Leeman. Passed unanimously.

TREASURER'S REPORT: John Crowley announced that we currently have \$1,726.90 in checking, \$7,425 in pre-paid funds and the Money Market Account has \$13, 477.31.

DISCUSSION OF OPTIONS FOR ARUNDALE ROAD FOR THE FOURTH OF JULY:

It was decided to place cones and yellow tape across the road to discourage outsiders from entering Taormina. Residents will be requested not to use Arundale from 5:00 – 9:30 pm.

STANDARD OPERATING PROCEDURES- FEE COLLECTION PROCEDURES:

Motion (John Crowley, Elaine Needham) to adopt the Fee Collection Procedures:

The fees, collected through the CC&R mandate to all property owners, serve as the source for Corporation funding. It is the fiduciary responsibility of the Corporation to encourage and effect the full payment of fees. The GCSC Board therefore adopts the following procedure:

If a property owner has not paid the fee assessment for more than two quarters (6 months) and the owner has not made a payment arrangement with the GCSC, a penalty rate of ten percent (10% - simple) per billing cycle will be added to the balance due on the unpaid fee amount beginning with the third quarter and will continue through all subsequent billings until the fees account is paid up to date. This interest will be shown on the third quarter invoice and subsequent invoices as a separate line item.

If the GCSC is forced to take a property owner to Small Claims Court, such action would initiate with the fourth quarter of unpaid fees, the cost of filing the Small Claims action plus a \$10 duplication charge will be retroactively added to the fourth quarter fee invoice and a new invoice sent to the property owner. This billing cost shall be shown as a separate line item. This item shall continue until the Small Claims action is dismissed with the full payment of fees plus accrued penalties and additional fees

Upon adoption, notification of this policy will be sent by U.S. mail to all property owners of record indicating the initiation date of the policy. Passed unanimously.

GAZEBO AND LANDSCAPING RESPONSIBILITIES:

Since the Gazebo is no longer leased to the GCSC, should the GCSC continue to pay for the services using community monies? Motion (John Crowley, Clive Leeman) to postpone decision on this issue until more information can be gathered. Passed unanimously.

UPKEEP OF THE TRASH-RECYCLING AREA:

Discussion of services for Trash-Recycling Area maintenance. Motion to postpone decision until Gazebo issue is decided. Passed unanimously.

CONSIDERATION OF PROFESSIONAL BOOKKEEPING SERVICES:

An ad hoc committee, chaired by John Crowley, has been appointed to investigate the cost of services of a professional bookkeeper.

FEES:

The GCSC may need to increase fees in the near future. Motion (John Crowley, Clive Leeman) to increase fees by \$5 per month per billed property to begin on January 1, 2010 was tabled until an examination of fee income/expenses can be completed. It is important to be sure that collected fees are adequate to maintain the roads and meet trash removal costs through the next ten years. John Crowley will consult with Matt Neuburg to create a long-range projection to be presented to the board.

ELECTIONS:

An ad hoc Elections Committee was appointed by the chair. Helene Vachet will chair the committee.

BYLAWS:

In order to be in compliance with California statutes the board must change the existing Corporation Bylaws. The board moved (Clive Leeman, John Crowley) and unanimously voted to adopt new bylaws reflecting a California Public Benefit Corporation. The current Bylaws Committee was requested to affect a community vote to ratify the new bylaws and each property owner will receive a complete copy of the proposed bylaws as part of that process. It was noted that, for the new bylaws to become effective, 75% of property owners must vote in favor of the new document.

Meeting adjourned at 3:10 pm.

Respectfully submitted by
Elaine Needham