

Green Circle Service Corporation

... serving the Taormina community ...

1129 MARICOPA HIGHWAY – PMB # 107 - OJAI, CALIFORNIA 93023

www.TaorminaGCSC.org - GCSC1@sbcglobal.net

GCSC Board Minutes

November 14, 2023 – Zoom meeting

Attending: Kim Bryson, Leslie Schreiber, Jon Lambert, Anan Ponnambalam

Absent: Stephanie O’Neill Patison, Robin Gerber

A quorum being noted, the meeting was called to order at 4:32 pm

Minutes of October 3rd were adopted as amended (meeting date listed changed from November to October)

President

- Kim spoke with David Low about repairing and painting the wall surrounding the utility box located next to his driveway, plus the possibility of cleaning the wall of #98 facing the street. David had no objections. It was suggested that the wall around the utility box was the property of the utility company, but they probably would not be concerned if we repaired and painted it. Kim will check with Rosalie Augustine (owner of #98) about cleaning her property’s wall. Jerry Michaels has offered to repair and paint to utility box wall.
- Kim noted that the signs leading into the community have been changed. The TCI has not responded to the letter asking about their interest in the old signs, currently stored next to and outside the trash area, so they will be removed. Total cost for the two new signs: \$3982.19.

Treasurer

- Checking and savings: \$95,887
- Bills paid and known bills: GPM (roadwork)- \$9692.00; Sign maker- \$3982.19; Bookkeeper cost/month increased to \$110; D&O and liability insurance payments due
- Valerie James (#61) has agreed to a contract with GCSC for repayment of fees currently in arrears

Old Business

- Streetlights- Leslie and Marqui are planning to walk the lane and inventory which lamps are not working. A notice will be sent to all property owners and/or residents asking that the problem be fixed.
- Trash/Recycling area
 - The large Trash Area sign is being worked on by Linda Lambert, working with Fast Signs in Ventura.
 - Leslie suggested the other signs in the trash area might need revising. She will look closely at them and speak with Linda
 - Ingo will research the feasibility of installing cameras at the trash area
- Beautification – It was noted that Roseann (#17) notified the City about the state of #16’s front yard. A City representative did come and investigate.
- Traffic/Roads- Arundale Lane was repaired in October. Jon noted that it was only 15 months since the road had its major repair and resurfacing. The board will evaluate the degradation of Arundale Road in 18 months to decide if further action is necessary.
- Parking
 - The board discussed a proposal to amend the existing Policies and Procedures regulating parking on the GCSC-owned roadways (Taormina Lane & Arundale Road) and adopted the following Resolution:
Moved and seconded: “Resolution Number GCSC2023-2 shall amend Section 3 of the current GCSC Policies and Procedures, effective upon its adoption by the GCSC board of Directors.” The motion passed unanimously.
 - A copy of Resolution GCSC2023-2 will be attached to the minutes of this meeting
 - A copy of Resolution GCSC2023-2 will be made available on the GCSC website
 - A copy of Resolution GCSC2023-2 will be distributed to all property owners and Taormina residents

New Business- A motion was made, seconded and unanimously passed : “Up to \$300 is allocated for the costs associated with the repair and painting of the cement walls surrounding the utility box located adjacent to the driveway of Taormina house number 98. This sum can be extended to cover the costs associated with the cleaning of the wall facing the street of house number 98.”

Announcements/Comments-

- Next board meeting is scheduled for Monday, January 8, 2024 at 4:30 pm – Zoom meeting

Meeting adjourned at 5:50 pm

Submitted by Jon Lambert, Secretary

Amendment to GCSC Policies and Procedures

Resolution Number GCSC2023-2

3. TAORMINA LANE & ARUNDALE ROAD

3.1 ROAD CLEANING

Taormina Road and Arundale Road are private roads and are not cleaned by the City of Ojai. In accordance with the CC&Rs—Part IV property owners are responsible for the roads (including parking bays), and maintaining curbs, fire hydrants, street signs, and the like free from debris and obstruction in front of their property. The GCSC may provide road maintenance as often as necessary, should the property owners and residents fail to keep Taormina Lane and Arundale Road clean. Depending on the status of the budget, the Board may find it necessary to present this issue to the Community to determine whether a “special assessment” is in order to have this work done.

3.2 TRAFFIC RULES

Each owner and resident shall observe all regulations established by the GCSC for the safety of all residents and visitors including, but not limited to, speed limitations, painted curbs, directional arrows, and signs on and along Taormina Lane and Arundale Road.

3.3 PARKING

3.3a The purpose of the parking bays is for short-term parking of residents and guests’ vehicles in current use. Storage of any vehicle in the parking bays or on roads is prohibited. Because of the narrowness of the roads and the density of the population the parking issue can only be addressed with the full cooperation of residents and property owners.

3.3a-1 No vehicle, including automobiles, trucks, camping units, boats, trailer, or any recreational vehicle may be parked on Taormina Lane or Arundale Road or their parking bays for a period of time exceeding three (3) consecutive days each month. Oversize vehicles (25 feet or longer) are prohibited from using the parking bays.

3.3a-2 Residents must seek a “Guest Parking Permit” from the GCSC to be displayed in the front windshield of a guest’s vehicle for stays longer than three (3) days. Guest permits generally will not exceed seven (7) days but may be extended at the discretion of the Board. These rules may be enforced by the towing of the vehicle in violation, at the vehicle owner’s expense.

3.3a-3 Residents can apply to the GCSC for a permit to park a vehicle in the parking bays for more than a period of time exceeding three (3) consecutive days each month. Permits may be extended at the discretion of the GCSC board.

3.3b ROADS: Taormina Lane is an undersized road by current city standards and does not conform to civil code construction requirements regarding sharp turns in the road . The Fire Department requires at least eleven (11) feet open access at all times for the passage of first responder vehicles and their mobile equipment.

PROCEDURES to be followed to maintain required clearances:

1. The GCSC must create and maintain a five hundred dollar (\$500) “Towing Fund” as a budgetary item.
2. The corporation must affect painting and maintaining the road curb of Taormina Lane and Arundale Road red in appropriate “No Parking” zones.
3. The corporation must notify all Taormina Lane properties and property owners of current parking regulations and the consequence(s) on non-compliance.

3.3c PARKING BAYS:

3.3c-1 THE PARKING BAYS ARE NOT INTENDED FOR LONG-TERM STORAGE OF VEHICLES.

3.3c-2 Any vehicle parked in violation of posted regulations shall have a NOTICE OF VIOLATION placed onto the vehicle. This Notice shall state: (a) the vehicle is parked in violation of the posted regulations, (b) if the vehicle is not relocated within seventy-two (72) hours it will be towed at the owner’s expense. The Corporation Secretary will send a registered letter, *certified mail, return receipt* to the vehicle’s owner (if known) informing them of the action taken and where the vehicle can be recovered.

3.3d ROADWAY:

3.3d-1 Any vehicle parked in violation of the red curb and/or posted street signs shall have a NOTICE attached to the vehicle. City of Ojai parking ordinances shall be policed as well as GCSC adopted regulations. This Notice shall state: (a) the vehicle is in violation of posted and/or red curb parking regulations, (b) if the vehicle is not moved within twenty-four (24) hours the GCSC will contract to have the vehicle towed.

3.3d-2 Any unregistered vehicle parked in the Taormina parking bays or on the Taormina roadways shall be subject to GCSC notifying the Ojai Police.

3.3d-3 If parking remains a problem within the Community the board reserves the right to revisit this issue towards the creation of more stringent measures to control parking.

Adopted by board vote November 14, 2023

A handwritten signature in black ink, appearing to read "Jonathan W. Lambert". The signature is fluid and cursive, with a large initial "J" and "L".

Jonathan W. Lambert
Secretary