

UNIVERSITY HILLS CONDOMINIUM OWNERS ASSOCIATION
GENERAL SESSION MEETING MINUTES
JUNE 10, 2019

BOARD MEMBERS PRESENT:

Ellen Mansour
Mary Collier
Carolyn White
John Bodenschatz

BOARD MEMBERS ABSENT:

Joe Harvey

MANAGEMENT REPRESENTATIVE:

Kim Encinas

CALL TO ORDER

The meeting was called to order at 5:15 P.M. by Board President, Ellen Mansour at the ICHA Board Room, located at 1083 California Avenue in Irvine, California.

UNFINISHED/NEW BUSINESS

- A. **Minutes** - A motion was made, seconded and carried to approve the General Session Meeting Minutes from the May 13, 2019 meeting. Motion carried 3/1.
- B. **Appoint Officers** – A motion was made, seconded and carried to appoint officers to the Board of Directors until the May 2020 election as follows. Motion carried 4/0.

President	Ellen Mansour
Vice President	Joe Harvey
Secretary	Mary Collier
Treasurer	John Bodenschatz
Member at Large	Carolyn White

- C. **Paint Renderings/Painting of Frames of Light Fixtures/Address Number Signs on Buildings** – A motion was made, seconded and carried to approve the paint renderings for the buildings prepared by Dunn Edwards. Management will email the homeowners letting them know to swing by the ICHA office to view the paint colors for the buildings and choose what color they would like for their front door within 3 weeks. Motion carried 4/0.

A motion was made, seconded and carried to paint the frames of the light fixtures/address number signs on the buildings to match the metal color of DEC756 Weathered Brown. Motion carried 4/0.

- D. **Removal/Replacement of Wood Gate – 6 Schubert** – A motion was made, seconded and carried to approve the proposal from Maximum Quality Painting Services, Inc. to replace the wooden gate at 6 Schubert, for a cost of \$680.00. Motion carried 4/0.

- E. **Pathway Light Bollard Replacement** – A motion was made, seconded and carried to postpone further discussion on the pathway light bollard replacements until the 7/8/19 meeting. Management will contact Horizon Lighting and find out the life span on the LED bulbs for the light bollards from Pacific Lighting & Standards Co. BC Series, how much the lenses would be if they needed to be replaced, the warranty on the bollards and if the Board could see samples of the metal color and a sample of how the bollards would look when on. Motion carried 4/0.

- F. **Additional Agenda Items** – Construction noise from East Peltason, below the community, was discussed. Management informed the Board that additional trees would be installed on the slope, so when they mature, they will help screen the noise.

- G. **Next Board Meeting** – A motion was made, seconded and carried to hold the next Board meeting on Monday, 7/8/19 at ICHA in the Boardroom at 1083 California Avenue in Irvine, California at 5:15 P.M. Motion carried 4/0.

HOMEOWNER FORUM

Homeowners were present to discuss the purchase of their outdoor wood burning oven.

ADJOURNMENT

There being no further business to discuss, the General Session meeting was adjourned at 7:05 P.M.

ACCEPTED: May J. Collier DATE: 7/8/19