

UNIVERSITY HILLS CONDOMINIUM OWNERS' ASSOCIATION
GENERAL SESSION MEETING MINUTES
FEBRUARY 9, 2026

BOARD MEMBERS PRESENT:

Ellen Mansour
Katie Pugel
Chrissy McCormick
Andrea Canfield
Joe Harvey

BOARD MEMBERS ABSENT:

None

MANAGEMENT REPRESENTATIVE:

Kim Hockings
Nina Salcedo

CALL TO ORDER

The meeting was called to order at 5:26 P.M. by Management in the ICHA Boardroom.

UNFINISHED/NEW BUSINESS

- A. **General Session Minutes** – A motion was made, seconded and carried to approve the minutes from the January 12, 2026 General Session meeting. Motion carried 5/0.
- B. **December Financial Statements/Check Registers** – This item was postponed until the March meeting due to follow up questions regarding an invoice from Ridge Landscaping.
- C. **Review/Tax Proposal** –A motion was made, seconded and carried to accept the proposal from Inouye Shively Klatt & McCorvey to prepare the review & taxes for the Association, for an amount of \$1,450.00 (\$900.00 review & \$550.00 taxes). Motion carried 5/0.
- D. **Light Maintenance Service** – A motion was made, seconded and carried to accept the proposal from Eclipse Lighting for bi-monthly service, keeping the rate at \$45.00 bi-monthly. Motion carried 4/1.
- E. **Annual Board Election** – No action taken.
- F. **Additional Agenda Items** –
 - **Parking Enforcement** – Management to meet with UCI Parking & Transportation to discuss parking signage in University Hills.

G. **Next Board Meeting** – A motion was made, seconded and carried to hold the next Board meeting on Monday, 3/9/26 at 5:30 P.M. Motion carried 5/0.

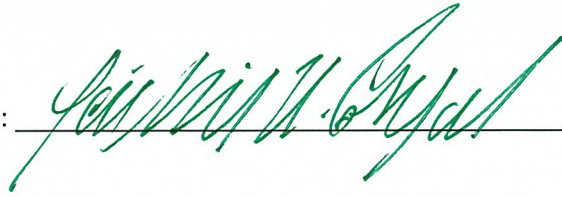
HOMEOWNER FORUM

No homeowners attended the meeting.

ADJOURNMENT

There being no further business to discuss, the General Session meeting adjourned at 5:47 P.M. to enter Executive Session.

ACCEPTED: _____

A handwritten signature in green ink, appearing to read "John W. [unclear]", written over a horizontal line.

DATE: _____

A handwritten date "3.9.24" in green ink, written over a horizontal line.