

**ANAHEIM FOOTHILLS HOMEOWNERS ASSOCIATION  
GENERAL SESSION MEETING MINUTES  
July 27, 2016**

**NOTICE OF MEETING**

Upon due notice given and received, a General Session of the Anaheim Foothills Board of Directors meeting was held at the offices of Balboa Management Group, 130 S. Chaparral Court, #150, Anaheim, CA. 92808.

**ATTENDANCE**

Directors Present: Duane Waltemire– President  
Jim Turner – Vice President  
Monee Hays – Secretary  
Greg Willits- Treasurer  
Jason Lasher– Director

Directors Absent: none

Others Present: Antoinette Stratton, Balboa Management Group

**CALL TO ORDER:** A quorum was present. – Duane Waltemire President called the meeting to order at 7 :10 p.m.

**HOMEOWNERS FORUM:** Michelle McNabb of 590 Indian Trail requested to install an in ground pool and spa in her backyard, she left the drawings and architectural application to be discussed during the Architectural Committee Report.

**CONSENT CALENDAR-** Jim made a motion to approve the consent calendar Greg 2<sup>nd</sup> and it passed m/m/c

- Approval of Board Meeting Minutes – June 22, 2016
- Approval of the June 2016 Financials
- Ratify to repair leaking mainline at 5809 Mountain **NTE \$203.80**
- Ratify to repair leaking mainline behind 550 Indian Trail **NTE \$401.35**
- Ratify emergency service to turn off stuck irrigation on the west slope at 5803 Mountain **NTE \$180.00**
- Ratify to repair worn out valve in the planter along at 5805 Mountain **NTE \$292.85**
- Ratify Prime Co contract to do the wood survey **\$990.00**

- **OLD BUSINESS-**

- A. **Special Assessment** -The board reviewed the report of homeowners who had paid in advance in full. The first installment of \$750.00 is due August 1<sup>st</sup>

- **NEW BUSINESS**

- A. **TERMITES**

- B.

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- **ARCHITECTURAL**

-The homeowners from 590 INDIAN TRAIL- brought in supplemental information and plans for the application for the pool. It was brought to the boards attention that the slope where the pool was to be built had failed in the past with voles/moles? And homeowners had a special assessment APPLICATION FOR POOL the board reviewed the application and discussed the information necessary to approve the project and what would the master association require. There was discussion of this particular yard being terraced would soil be excavated or would soil be brought in? How would this affect the Associations slope should a soil analysis be required? The Board agreed to review the information and request more information from the homeowners before making a final decision on this request.

**CORRESPONDENCE-** The homeowner from 520 Indian Trail is concerned about her lawn being dry with bald spots. Balboa walked with Hunter to discuss the landscape the large tree in the yard is using the majority of the water with the water rationing we are unable to add watering days another sprinkler head will be added to assist with the situation.

## **AHPCA Delegate Report**

- No report

- **NEXT MEETING DATE – August 24, 2016 7:00 p.m.**

- **ADJOURNMENT** - With no further business to come before the Board, the meeting is adjourned to Executive Session at 9:02 PM

Respectfully Submitted by Antoinette Stratton.

I, \_\_\_\_\_, duly appointed and Acting Secretary of the Anaheim Foothills Homeowners Association do hereby certify that the foregoing is a true and correct copy of the Minutes of the Anaheim Foothills Homeowners Association General Session Board Meeting as approved by the Board of Directors in attendance at the Meeting.

Attested by: \_\_\_\_\_ Dated: \_\_\_\_\_  
Secretary