

**CORONADO AT ALISO VIEJO HOMEOWNERS ASSOCIATION
REGULAR SESSION MEETING MINUTES
JULY 20, 2022**

NOTICE OF MEETING

Upon notice duly given and received, a regular session meeting of the Board of Directors of the Coronado Homeowners Association was held at the community pool on JULY 20, 2022

ATTENDANCE

DIRECTORS PRESENT:

Ray Scruggs	President
Frank Parrish	Secretary
Debbie Logan	Treasurer

DIRECTORS ABSENT

Erick Bryner	Vice President
Andy Abrecht	Member at Large

OTHERS PRESENT:

Holly Bartman	Total Property Management, Inc.
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CALL TO ORDER

A quorum was present, and the meeting was called to order 6:15 P.M. by President, Ray Scruggs.

EXECUTIVE SESSION DISCLOSURE

An announcement was made indicating that the Board met in Executive Session July 20, 2022, prior to the Regular Session to discuss delinquencies, hold hearings for non-compliance matters, contractual, delinquencies as permitted by California law.

HOMEOWNER FORUM

No homeowners were in attendance during the Homeowner Forum discussion.

REGULAR SESSION MINUTES

A MOTION WAS MADE, SECONDED AND UNANIMOUSLY CARRIED to approve the minutes from April 18, 2022 Regular Session Meeting.

MANAGEMENT FINANCIAL REPORT

Management Financial Report

A MOTION WAS DULY MADE, SECONDED AND UNANIMOUSLY CARRIED to approve accepting the June 30, 2022 Financial Statement.

Lien Approval:

A MOTION WAS DULY MADE, SECONDED AND UNANIMOUSLY CARRIED to approve a lien on the following:

APN	AMOUNT
937-98-911	\$1,008.00

Foreclosure:

None

CD Recommendation:

A MOTION WAS DULY MADE SECONDED AND CARRIED UNANIMOUSLY to table the CD ladder recommendation.

BOARD DISCUSSION MANGEMENT REPORT:

Proposal – Accurate Voting Services

A MOTION WAS MADE, SECONDED AND UNANIMOUSLY CARRIED, to approve the Accurate Voting Services submitted proposal.

Proposal – Comet Electric – Holiday Lighting

A MOTION WAS MADE, SECONDED AND UNANIMOUSLY CARRIED to approve the holiday lighting proposal submitted by Comet Electric.

Proposal – 83 Coronado Cay – Fence Repairs:

A MOTION WAS MADE, SECONDED AND UNANIMOUSLY CARRIED to approve the proposal submitted by Humburg & Associates to repair the fence at 83 Coronado Cay for a total cost of \$887.00.

Preventative Roof Maintenance Report

A MOTION WAS MADE, SECONDED AND UNANIMOUSLY CARRIED to approve the preventative roof maintenance report provided by Jim Murry Roofing.

NEXT MEETING

The next meeting date TBD.

ADJOURN

There being no further business to come before the Board at this time, the Regular Session meeting was adjourned at 6:40 P.M.

ATTEST:

Signature

Signature

12/12/22

Date

12/12/22

Date