

**Palomar Hills Community Association, Inc.**  
**Board of Directors Meeting Minutes**  
**June 17, 2019**

Joe Clabes, President - Present  
Jeannie Hixson, Vice President - Present  
Marty Solomon, Treasurer - Present  
Jay Hierro, Secretary - Present

Brad Kerkhoff - Present  
Erin White - Absent  
Matt Malone - Absent

**Neighborhood Presidents:**

Leah Tolliver, Townhomes - Absent  
Todd Taylor, Olde Bridge - Present  
Karin Iorio, Crossings - Present  
Richard Dawahare, Greens - Present

Michael Schwab, Villas - Present  
Pat Hopkins, Meadows - Present  
Linda Smith, Woods - Present  
Don Hollis, Glades - Present

**Others in attendance:** Charles Penn, Mary Jo Billitter, Shelby Warren, Vicki Stevens, & Donna Taylor.

Joe Clabes called the meeting to order at 7:02 PM

**Minutes:** The May 20, 2019 minutes were reviewed. Brad Kerkhoff made the motion to approve the minutes, Jeannie Hixson seconded. The minutes were approved.

**Financial Report:** Marty Solomon discussed and explained the financial report. The Board reviewed the financial statement/report. A motion was made by Jay Hierro to approve the financial report, Brad Kerkhoff seconded. The financial report was approved.

**Neighborhood Reports:**

Greens - Richard Dawahare- Nothing to report.

Olde Bridge - Todd Taylor- Asked the Board if there were any updates regarding the Fountains at Palomar. No updates.

Meadows - Pat Hopkins- Nothing to report.

Townhomes - Mary Jo Billitter, VP stated the Townhomes held townhall meetings with all 84 residents attending. Townhome residents wanted to know if their dues would increase in the near future. No dues increase due to a 9 year dues stability.

Crossings - Karin Iorio- Nothing to report.

Villas - Mike Schwab- Nothing to report.

Glades - Don Hollis- Nothing to report.

**Modifications:** Mr. Shelby Warren, resident at 2061 Glade Lane presented his modification request to the Palomar Hills Board of Directors. Mr. Warren is requesting to install sunroom. No issues were observed and the motion to approve the modification request at 2061 Glade Lane was made by Jay Hierro and seconded by Brad Kerkhoff. The modification request was approved.

**Social Committee:** Linda Smith stated the Adult Social is scheduled for June 22<sup>nd</sup> from 7PM – 10PM at the adult pool. If it is raining, the event will be moved inside the clubhouse. Complimentary Puccini's Pizza & Pasta Buffet. Music will be provided by The Music Concierge.

The Concert in the Park is scheduled for July 24th. There will be 2 food trucks and Ice Cream. Music will be provided by Off the Clock.

**New Business:** Marty Solomon stated that all townhome checks must be co-signed by an officer of the townhomes board and an officer of the Palomar Hills board. Somehow, Traditional Bank does not have a Palomar Hills board member as a signatory on account 538329. In order to add Palomar board members, the minutes of the Palomar Hills board must include names of people to be added. A motion to add board members Jay Hierro, Joe Clabes, Jeannie Hixson and Marty Solomon to the Traditional Bank account was made by Marty Solomon, Brad Kerkhoff seconded. The motion was approved.

**Old Business** - Nothing significant to report.

**Manager's Report:**

**Collections**

PHCA currently hold liens on four (4) properties, with outstanding balances totaling \$2,962. All 4 homeowners are making payments. One lien was paid off and the lien was released.

**Maintenance**

- Replaced photocell for street light fixture at Townhomes
- Installed pads, court markers, ratchet for new net at volleyball court
- Repaired pump at 4-tier pool fountain
- Replaced bulbs in Emergency Exit sign in basement for swim team
- Repaired leak in irrigation at clubhouse area
- Irrigation start-up for townhomes has been going on for several weeks
- Swim Pro made adjustments to the new chlorine system

**Miscellaneous**

- Met with several townhome owners regarding miscellaneous items and issues
- City installed red reflective bars on city owned Stop signs
- Low hanging limbs were trimmed along path outside of pool and park area
- Sent letters to several homeowners not in compliance
- Ponds treated for algae

At 7:29 PM, Brad Kerkhoff made a motion to adjourn and Jeannie Hixson seconded, it was unanimously approved. Meeting was adjourned.

*Minutes submitted by Jay Hierro*