

MENTONE DEVELOPMENT OWNERS ASSOCIATION, INC.  
Board Meeting  
January 16, 2014  
6:30pm

Mentone Board of Directors meeting called to order by Board President, Irving Lampert at 6:51 PM. Quorum established.

Members Present: Irving Lampert (President) Kim Stricklan (Secretary) Michael Johnston (Treasurer) and Mary Opel (Director).

Member Absent:

Guardian Association Management Staff Present: Kelly Burch and Tom Eaton.

Homeowners Present: David Jenkins, Kyle & Ms. Koenig and Gary & Joyce Wilson.

Consideration of Minutes: Motion by Johnston to approve the December 19, 2013 meeting minutes. Lampert 2<sup>nd</sup> the motion. The motion was unanimously approved.

Resident Comments:

- Dave Jenkins requested an update on the No Soliciting Signs for the entrances and an update on the broken umbrella in the pool pavilion.

Reports of Officers:

- President – Irving Lampert –Not Present/No Report.
- Vice President –N/A.
- Secretary – Kim Stricklan– No report.
- Treasurer – Michael Johnston – No report as December financials have not yet been completed.

Committee Reports:

- Financial – Michael Johnston – Johnston reported that both the operating and reserve accounts that were open during Cornerstone’s time of management had been closed.
- Playground, / Recreation / Pool – Angela Lounds-Singleton – Not present. No report
- Social – Debra Martinez – Not present. No report.
- Welcoming / Love They Neighbor – Debra Martinez – Not present. No report.
- Architectural Committee (ARC):

General Manager’s Report:

- CCR. Landscape – Management reported that the numbers were not yet available as the Lampert wished to discuss with the Board whether letters should be sent during the winter months. It was decided by consensus that letters should be sent and any grass issues should state that improvements are not required immediately but will be expected in the spring.

- Management reported that an invoice from Cornerstone had been received in the amount of \$1,605.00 for “Statement Processing.” Management also noted that when the records were picked up from Cornerstone, 196 unprocessed checks were provided and that they were taking the steps to get them all processed as quickly as possible. Johnston made a motion to pay Cornerstone \$420.50 which covers the cost of the copies, envelopes, stamp and mailer fees per the Cornerstone Schedule A but not the statement processing fee as they did not process the payments. It was 2<sup>nd</sup> by Stricklan and approved unanimously.

Unfinished Business:

- Action items reviewed and updated. See attached action items.

New Business:

- N/A

The meeting was adjourned at 8:00 PM.