

DEL PRADO TOWNHOME ASSOCIATION

c/o Condoministration Unlimited
355 N. Lantana Street #710
Camarillo, CA 93010
(805) 984 1648 Fax (805) 383 2926

MINUTES OF THE ANNUAL MEETING MAY 30TH, 2012

The Annual Meeting was called to order at 6:35 p.m. Board members in attendance: Dave Beaumont, Sally Allen, Mike Furlong and Sabina Raymond. Christina Cornelius was absent. John Tryon represented Condoministration.

It was established that a quorum was present. A motion to approve the Minutes of the last meeting as previously distributed was seconded and carried.

COMMITTEE REPORTS

Landscape

Lia Cooke said new plants are needed alongside 325CAP and will be requested at the next regular meeting. She has been working with EZ Landscape to select more permanent plants to be used at the entrances. No sign of aphids in jacaranda trees yet.

Architectural

Lia Cooke submitted an update on follow-up notices sent out based on inspection done on May 11th. New updated paint color list was supplied for inclusion in next newsletter and web site.

Rules

Dave Beaumont reported on some issues including residents and guests parking with wheels on the grass.

Clubhouse

Dave Beaumont reported clubhouse was used five times in April and six times in May. Carpet may need cleaning- check with Kate Garcia.

Pool

Sarah Rockney said a new clock needed over pool. She requested another No Food Allowed sign. No major problems to report.

Neighborhood watch

Dave spoke about problem of theft from cars. A flyer is being delivered to all homes cautioning residents about this. Solicitors require a City permanent at all times. There were five 911 calls in the past month.

Communications

Dave reminded residents to check the website which is full of information.

New Business

Dave Beaumont reported we will be taking up the subject of fines for dogs being allowed off leash in the common areas and dog waste bag dispensers in the common area.

ELECTION OF DIRECTORS

Don Vanasse, Sarah Rockney and John Tryon were appointed as ballot inspectors. Dave Beaumont, Sabina Raymond and Sophia Dransart had previously been nominated. Nominations were requested from the floor but there were none. The ballot envelopes were opened and tallied and Dave Beaumont announced that Dave Beaumont, Sabina Raymond and Sophia Dransart were elected to a two year term. Mike Furlong and Christina Cornelius have another year remaining on their terms.

The annual meeting was adjourned.

ORGANIZATIONAL SESSION

The Board members voted on offices as follows:

President	Dave Beaumont
Vice President	Mike Furlong
Treasurer	Sophia Dransart
Secretary	Christina Cornelius
Member at large	Sabina Raymond

All five board members and John Tryon with Condoministration are authorized as signatories on the Citibank operating account. All five board members are authorized to sign on all the reserve accounts.

EXECUTIVE SESSION

The board discussed a shed in patio of 384CAP (Beckton) which is taller than permitted and located up against patio wall facing street. Notices were sent from Architectural Committee with no result. John Tryon will contact them and advise this must be removed or lowered within 14 days or a \$100 fine will be levied. A motion to approve this action was seconded and carried.

NEXT MEETING

June 13th, 2012 at 6:30 p.m. in the clubhouse.

Respectfully submitted,

John Tryon
Recording Secretary