

**Canyon Creek Homeowners Association  
Board of Directors Meeting Minutes  
February 9, 2004**

**CALL TO ORDER**

Upon due notice given and received President Shelley Armstrong announced that a quorum was present and called a meeting of the Board of Directors to order at x:xx p.m. at 17 Sonrisa, Irvine, California.

**ATTENDANCE**

**Present:** Shelley Armstrong, President  
Dianne O'Keefe, Vice President  
Larry Kroll, Secretary  
Gary Brenkman, Treasurer  
Phil Lisle, Director

Loraine Grove, Total Property Management

**Absent:** None

**HOMEOWNER FORUM**

A short question and answer period took place.

**GUEST SPEAKER**

Mark Leonetti from Securtec was present to discuss patrol issues with the Board.

**COMMITTEES**

**Architectural:** Chairperson Gary Brenkman briefly review the applications submitted since the last meeting.

**Committee Volunteers & Roster**

**Monument Signs:** Chairperson Shelley Armstrong reported that

**Welcoming Committee:** A motion was made, seconded, and carried unanimously to lower the welcome gift amount of \$55.00 per family for a plant to \$25.00 per family for a bouquet of flowers.

**TREASURER'S REPORT**

Treasurer Gary Brenkman reviewed the current financial status. A motion was made, seconded, and carried unanimously to accept the August 2003 and December 2003 financial statements and associated outstanding aging reports subject to review by the CPA at fiscal year end.

**CONSENT CALENDAR**

A motion was made, seconded, and carried unanimously to approve the Consent Calendar, which consisted of the following:

- November 24, 2003 General Session and Executive Meeting Minutes

**DISCUSSION ITEMS**

**Concrete Replacement**

A motion was made, seconded and carried unanimously to approve the bid dated xx from xx in the amount of xx for replacement of the concrete at 5 Vispera, 20 Vispera, and 5 La Deara to be funded from xx.

**Draft Rules and Regulations**

**Insurance Renewal – February 25, 2004**

A motion was made, seconded and carried unanimously to

**Irrigation Proposal – fence line along Hicks Canyon wash**

A motion was made, seconded and carried unanimously to

**Painting – wrought iron fencing, pool cabana and trellis, vehicle gates**

A motion was made, seconded, and carried unanimously to approve the bid dated xx from xx in the amount of xx for painting of the above listed items (to be funded from the painting reserves).

**Pool furniture and tennis court benches**

A motion was made, seconded, and carried unanimously to

**Pool repairs – Water Savers Company**

A motion was made, seconded and carried unanimously to

**Tree Replacement – behind 35 Sonrisa**

A motion was made, seconded and carried unanimously to

**Tree Trimming Proposal – Tom’s Tree Trimming**

A motion was made, seconded and carried unanimously to

**ADJOURNMENT**

There being no further business to come before the board a motion was made, seconded, and carried unanimously to adjourn the meeting at x:xx PM to Executive Session to discuss contracts.

The next scheduled Board meeting will be held on April 12, 2004 at 7:00 p.m. at 5 Vispera.

Attest:

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Shelley Armstrong, President

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Larry Kroll, Secretary