

**CANYON CREEK HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS GENERAL SESSION MEETING MINUTES
JULY 12, 2010**

NOTICE OF MEETING

Upon due notice given and received, a meeting of the Board of Directors was held on July 12, 2009 at 17 Sonrisa, Irvine California.

ATTENDANCE

Directors Present:

Jim Hensley	Vice President
Larry Kroll	Secretary
Don Flick	Member at Large
Shelley Armstrong	President
Gary Brenkman	Treasurer

Directors Absent:

None

Also Present:

Joshua Scott CCAM	Total Property Management, Inc.
Monica Younger	Landscape/Architectural Committee

CALL TO ORDER

A quorum was present and the meeting was called to order at 7:00 pm.

EXECUTIVE SESSION DISCLOSURE

The Board did not meet in Executive Session on July 12, 2010

CONSENT CALENDAR

A motion was made, seconded, and unanimously approved, to approve the July 12, 2010 Consent Calendar.

FINANCIAL STATEMENT

A motion was made, and seconded to approve the financial statement for June 30, 2010 subject to audit by a CPA at the fiscal year end. The motion passed unanimously.

LIEN APPROVAL

None

RESERVE STUDY

A motion was made, seconded, and unanimously passed to approve the proposal as presented by Foresight Financial to perform the 2010 Reserve Study with an onsite inspection in the amount of \$895.00.

TREE TRIMMING

A motion was made, seconded, and unanimously passed to approve Pacific Coast Arborist to perform the 2010 Fall tree trimming with an amount not to exceed \$7,500.00. Management was directed to request that PCA remove the regular Eucalyptus trees from the proposal and add on a second trimming of the Ficus trees.

ADJOURN

A motion was made, seconded and carried to adjourn the meeting at 8:15 pm. The motion passed unanimously.

ATTEST:





Date