

THE MINUTES OF THE ASSOCIATION MEETING OF THE AUTUMN POINTE HOMEOWNERS ASSOCIATION

March 28, 2017

Call to Order	The monthly meeting of the Board of Directors was held on Wednesday, March 28, 2017 in the conference room of Ideal Management in the City of Alhambra. The President, Gus Vindell, called the meeting to order at 7:28 PM.		
Board Members Present	Gus Vindell, President; Christopher Chang, Vice-President, Grace Löwenberg, Secretary; Ricardo Ortega, Treasurer and Rachel Chow, Member at Large.		
Board Members Absent	none		
Management Team Present	Ms. Winnie Poon		
Homeowner’s Forum	None.		
Approval of Meeting Minutes for February 22, 2017	Ms. Löwenberg motioned to accept the minutes of February 22, 2017, seconded by Ms. Chow. The motion was approved unanimously.		
Review of February 2017’s Financial Reports	Current Financial Status as of February 28, 2017 was as follows:		
	February’s Operating Income	\$	43,517.42
	February’s Operating Expenses	\$	26,986.01
	Total Association Reserves	\$	469,786.68
	In the month of February 2017, there was negative cash flow of \$2,048.59. This was due to two contributions made into the reserve account. The Board accepted and approved the financial report from Ideal Management.		
Board Assignments	The Board members are working on their assignments.		
2016 – 2017 Goals	The Board is working on completing the exterior painting project and the security issues around the complex for a safer community.		
Painting Project Status	Painting project was done and will have a final walkthrough on March 31, 2017.		
	Mr. Ortega still waiting for the response from Spectrum on their proposal to		

**Time Warner &
Satellite TV**

provide new wiring for the entire community.

Tenancy Capping

There are still 20 Units that have not submitted the Tenant Registration Form. Ideal Management will send final notices to these units, and if they fail to submit the tenant registration form, they will be assessed a \$50.00 fine to their account for non-compliance.

**Wrought Iron fence
and gate near 2nd
phase mail boxes**

The Board will be continues discussing this matter in the next meeting.

**Illegal partition inside
the garage**

Need to check the status on Unit 41 regarding an illegal partition inside the garage. A letter was mailed out on March 8, 2017 regarding this matter.

2017 Walkthrough

Still working on all violation letters will give status in the next meeting.

Adjournment

Without other issues, the Board adjourned into the Executive Session at 8:20 pm.

Next Meeting

The next Association Board Meeting will be held on April 18, 2017 in the conference room of Ideal Management in the City of Alhambra.

Submitted by:

Approved by:



Winnie Poon, Property Supervisor

Gus Vindell, President 4/25/17
Date
Autumn Pointe Homeowners Association

Grace Lowenberg, Secretary 4/25/17
Date
Autumn Pointe Homeowners Association