

**MINUTES OF THE MONTHLY MEETING  
OF THE GOVERNING BOARD OF  
AUTUMN POINTE HOA**

September 19, 2017

<b>CALL TO ORDER</b>	The monthly meeting of the <b>Autumn Pointe Homeowners Association Governing Board</b> was held on Tuesday, September 19, 2017 at the conference room of Ideal Management in Alhambra, CA. The meeting was called to order at 7:16 PM by President Gus Vindell.										
<b>BOARD MEMBERS PRESENT</b>	Gus Vindell, President; Christopher Chang, Vice President, Grace Löwenberg, Secretary and Ricardo Ortega, Treasurer										
<b>BOARD MEMBERS ABSENT</b>	Rachel Chow, Member at Large										
<b>MANAGEMENT TEAM PRESENT</b>	Winnie Poon										
<b>HOMEOWNER'S FORUM</b>	Unit 115 Owner attended the meeting and his concern is 'tenancy capping!' There are many problems in the complex due to tenancy. Board explained to the owner that the board had no control on the quality of the tenant but is working on capping the numbers of the tenant.										
<b>APPROVAL OF MINUTES FOR July 18, 2017</b>	Ms. Löwenberg motioned to accept the minutes of July 18 2017, seconded by Mr. Ortega. Minutes were approved unanimously by the Board of Directors.										
<b>TREASURER'S REPORT</b>	<p>Current Financial Status as of August, 2017 was as follows:</p> <table border="0" style="margin-left: 40px;"><tr><td>Total Income</td><td style="text-align: right;">\$46,080.43</td></tr><tr><td>Total Expenses</td><td style="text-align: right;">\$25,499.65</td></tr><tr><td>Balance in the Operating Acct.</td><td style="text-align: right;">\$13,872.08</td></tr><tr><td>Balance in Reserve Account</td><td style="text-align: right;">\$468,177.31</td></tr><tr><td>Total Cash Assets</td><td style="text-align: right;">\$482,019.39</td></tr></table> <p>The reserve contributions were made for August 2017 for \$9,290.00. The Board accepted the financial report which was presented by Ideal Management.</p>	Total Income	\$46,080.43	Total Expenses	\$25,499.65	Balance in the Operating Acct.	\$13,872.08	Balance in Reserve Account	\$468,177.31	Total Cash Assets	\$482,019.39
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<b>BOARD ASSIGNMENTS</b>	<p><b>Ms. Lowenberg (Secretary)</b> – Tree covers stairway by Unit 148, will need the landscaper to trim it.</p> <p><b>Mr. Chang (Vice President)</b> – Will check with John's hour (pool monitor) and pick up the keys and remote.</p>										

**2017-2018 GOALS**      N/A

**WROUGHT IRON  
FENCE AND GATES  
NEAR  
PLAYGROUND  
TIME WARNER**      On Hold  
  
On Hold.

**TENANCY CAPPING**      Check with association attorney.

**NEW BUSINESS**

**UNIT #45 & UNIT #43  
WRONG ENTRY  
DOOR**      More letters with fines will go out unless the homeowners can explain why the corrections have not been made.

**UNITS #9 ENTRY  
DOOR NEEDS TO  
BE PAINTED**      Letter was mail out to this unit for entry door needs to be repainted.

**UNIT #60, UNIT 40  
DAMAGED WINDOW  
SHADES AND  
DAMAGED DOOR**      Another letter will go out to unit 60 and 40 for failure to correct their window shades and damaged door.

**UNTI 62 WRONG  
WINDOW  
INSTALLATION**      Letter will be mail out to this unit owner.

**SCHEDULE PAVING  
AND SEALING**      Waiting for the updated proposal before it is signed. The paving company will provide a schedule of work to be done.

**WROUGHT IRON  
FENCE AND GATES  
NEAR 2<sup>nd</sup> PHASE  
MAIL BOXES**      Gates are completed but the gate still needs some adjustment. Will meet with vendor on Friday to solve the problem.

**BROKEN  
CONCRETE  
WALKWAYS  
REPAIRS**

Work will begin in one week.

**UNIT THAT HAS  
MOLD INSIDE  
CLOSET**

Will follow up with Paul Choi on this work.

**INSURANCE  
PAYMENT**

The Board approved the upcoming renewal insurance for the complex with Farmers Insurance.

**NEXT MEETING**


The next meeting shall be held on October 17, 2017 at 7:00 PM in the conference room of Ideal Management in the City of Alhambra.

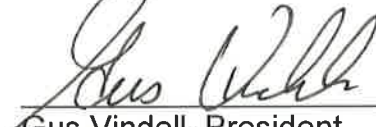
**MEETING  
ADJOURNMENT**

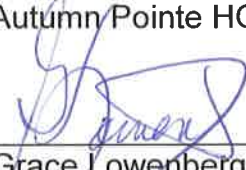
The meeting was adjourned at 8:45 p.m.

Submitted By:

Approved by:

  
\_\_\_\_\_  
Winnie Poon, Property Supervisor      Date  
Ideal Management

  
\_\_\_\_\_  
Gus Vindell, President      Date  
Autumn Pointe HOA

  
\_\_\_\_\_  
Grace Lowenberg, Secretary      Date  
Autumn Pointe HOA