



**PACIFIC ISLAND VIEW HOMEOWNERS  
ASSOCIATION  
BOARD OF DIRECTORS  
MONTHLY MEETING**

**13 FEBRUARY, 2011**

**I. Call to Order**

Michelle Armet (Acting President) called the meeting together shortly after 1:00pm at 999 Inspiration way. She went over the agenda for the day. We would discuss old business, new business, and announce voting results for the new Board Of Directors (BOD).

In attendance were: Michelle Armet (Acting President), Brian Catanach (Vice President), Catherine Crater (Treasurer), Ed Ruckle (Book Keeper), Don Crater, Linda Peterson, Robert Taylor, Beverly Fraser, Anne Ruckle, Renato Santizo, and Art Racklin.

**II. Approval of Past Meeting Minutes**

Previous monthly meeting minutes were not reviewed during this meeting. This meeting was mainly held to elect the new BOD. November 2010 meeting minutes were reviewed in December 2010.

**III. Old/New Business**

Art Racklin brought up the fact that the mail box posts are in need of repair. The new BOD will need to look into this matter with the Post Office.

It was mentioned by Renato and Art that the Spa area should be worked on to be made more presentable. There is no reason for the gate/fencing and a planter could be installed where the hot tub is. This matter will be discussed in future meetings.

Renato inquired about fence/decking repairs that are needed between 981 and 993 Poli. Who is required to fund this area of property? Ed commented that while the houses at 981 and 993 pay HOA dues, the outside areas are not the responsibility of the HOA. It is the owner's responsibility.

Unit 1001 has steps that have been replaced due to termites

At 1029 Poli (the Taylor house), there is an irrigation pipe that is leaking. Robert made an attempt to fix it. The HOA will look into hiring a contractor to fix the leak.

Unit 989, the sky lights leaked during the last storms. Michelle indicated that bids have been submitted and that the situation will be taken care of.

**IV. New Board Of Directors**

Michelle received the ballot totals from the League of Women Voters. The new Board members are Robert Taylor, Linda Peterson, and Brian Catanach.

Catherine was asked if she would like to continue as Treasurer, which she has agreed to do.

Ed indicated that he does not wish to be the HOA Book Keeper any longer. Nobody stepped up to the task, so for now, the position is open. Ed has used the software "Quicken" for our book keeping records. He indicated that it is not a time consuming task, a few hours a month.

The Ruckles have boxes of HOA records in their garage, which they would like to get rid-of. This task will also need to be thought out soonest.

At this point it was discussed that the new BOD needs to decide who will assume each position. The HOA members present wanted to know who was going to be President. BOD meetings are open to all members, so the decision should be made during a Board meeting. Brian gained concurrence from Linda and Robert that he would be President. At this point most members decided to leave the meeting.

**V. Continuation of the BOD meeting**

The BOD discussed their positions further, and it was agreed that Robert would become President, Linda would become the Vice President and Brian will be the Secretary.

We need a new Book Keeper. To all members: If you are computer spreadsheet savvy, we need your help. If no one can do it, then we will entertain paying a licensed book keeper to handle our books.

The BOD will look into the task of updating our out-of-date CC&Rs in accordance with the Davis/Sterling Act.

There are two keys to the P.O. Box. Cathy has one. The BOD will get the other from Ed.

Linda and Robert will make copies of our Governing Documents from the following URL:

<http://www.caionline.org/toolkit>

**VI. Meeting Adjournment/Date of Next Meeting**

The meeting ended at 3:30 pm. The next meeting will be held on Tuesday 8 March, 2011 at 1005 Poli St.

Respectfully submitted,

Brian K. Catanach  
Secretary

Read/approved: \_\_\_\_\_