

*Professionally Managed
By*
ASPM-San Diego



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VILLA DOMINIQUE VIEWHOMES HOMEOWNERS' ASSOCIATION¹
BOARD OF DIRECTORS
OPEN SESSION MEETING MINUTES
February 26, 2025

1. CALL TO ORDER

- A. Open session was called to order by Community Manager, Kari Swanberg, at 5:30 p.m. via Zoom a quorum was then present.

2.

ROLL CALL

- A. Board Members Present:

President	Stuart Fromson
Vice President	Lynda Cote
Treasurer	Andrew Viegas
Secretary	Michael Gall
Member at Large	Open

- B. Others Present:

Manager/Recorder Kari Swanberg, ASPM-San Diego

3. MANAGEMENT REPORT

- A. Association Summary Report ending January 2025 was reviewed.
B. Maintenance reports were reviewed.

4. APPROVAL OF MINUTES

- A. **MSUC to: Approve** the Open session meeting minutes for January 21, 2025, as submitted.

5. EXECUTIVE SESSION DISCLOSURE

- A. Executive session convened following the Open session on February 26, 2025, to review the following:
1. Approval of Executive meeting minutes of January 21, 2025.
 2. Delinquencies, Association action items & call logs were reviewed.
 3. The Board approved Alta Roofing & Waterproofing estimate 6621 in the amount of \$65,175.00 for 4802-4842 Renovo Way.

6. COMMITTEE REPORTS

- A. The Landscape Committee
1. **MSUC to Appoint:** Craig Ducet to the landscape Committee
- B. Architectural Committee
1. Currently no applications during the month of November & December
- C. Pool Committee
1. Nothing new to report. Will look at the pool deck during the next walk.

7. FINANCIAL REPORT

¹ California corporation entity number C0956718

A. In compliance with California Civil Code §5500, the Operating account and Reserve account bank statements, the check registers, the general ledger, and the delinquency report for the month of November and January 31, 2025, were reviewed by the Board of Directors.

1. **MSUC to: Receive** the financial report for January 31, 2025, subject to audit or review.
2. There are currently no delinquency motions.

8. UNFINISHED BUSINESS

A. None Currently

9. NEW BUSINESS

A. None Currently

10. HOMEOWNER FORUM

A. There were 4 homeowners present during the November Open Meeting.

11. ADJOURNMENT

- A. Open session adjourned at 5:50p.m.
- B. Next Board of Directors meeting will be held on March 26, 2025, at 5:30pm

APPROVED:

SECRETARY _____ DATE _____