

**BREA VILLAGE HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
JULY 19, 2023**

MINUTES

NOTICE OF MEETING	Upon due notice, had and received, the Board of Directors of the Brea Village Homeowners Association, a California non-profit Corporation, conducted their regularly scheduled Board of Directors Meeting on Wednesday, July 19, 2023, at 670 Lennox Court.
CALL TO ORDER	The Regular Board of Directors meeting was called to order by Chuck Hurst at 6:30 p.m.
HOMEOWNER FORUM	No homeowners were present.
DIRECTORS PRESENT	Chuck Hurst, President Judy Tong, Vice-President John Asfour, Treasurer Kathleen Martin, Secretary William Christensen, Member at Large
DIRECTORS ABSENT	None
ALSO ATTENDING	Lisa Karoub, President/CEO, Villageway Management, Inc.
<u>ADMINISTRATIVE</u> AGENDA APPROVAL	A motion was duly made, seconded and carried to approve the agenda as published. The motion carried.
REGULAR SESSION MINUTES	A motion was duly made, seconded and carried to approve the Minutes from the June 21, 2023 Regular Board of Directors meeting.
FINANCIAL STATEMENT	A motion was duly made, seconded and carried to approve the financial statement for the period ending June 30, 2023, subject to audit
DELINQUENCY REPORT	For review only
DRAFT AUDIT	A motion was duly made, seconded and carried to approve the draft audit for the year ended December 31, 2022, as prepared by Inouye, Shively, Klatt and McCorvey.
<u>FACILITIES</u> LANDSCAPE	A motion was duly made, seconded and carried to approve the following proposals submitted by Ranscapes: 59673 – Pepper Tree Removal at 678 Lennox - \$3,650.00 – This item was tabled as Asfour would like to see about obtaining additional proposals 61219 – Irrigation - \$1,025.00 Discussion was had about a tree trimming plan on the Gallery side slopes. Management is to obtain proposals for said tree trimming.

MAILBOX POST A motion was duly made, seconded and carried to approve to replace the damaged mailbox post between 670 and 662 Lennox Court. Management to provide a proposal for the replacement. A motion was also made that the Association will cover all mailbox posts, community wide moving forward.

**ARCHITECTURAL/
CC&R'S &
REGULATIONS** No applications were submitted for this meeting.

**HOMEOWNER
CORRESPONDENCE** The Board reviewed correspondence from homeowners

NEXT MEETING The next Board of Directors meeting of the Brea Village Homeowners Association is scheduled for August 16, 2023, with a call to order at 6:30 pm, via Zoom.

ADJOURNMENT There being no further business to come before the Brea Village Homeowners Association, the Board motioned and approved to adjourn the Board of Directors meeting at 7:40 pm.

ATTEST

PRESIDENT

SECRETARY