

NORTHWOOD POINTE MAINTENANCE ASSOCIATION
GENERAL SESSION MEETING MINUTES

JUNE 2, 2014

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BOARD MEMBERS PRESENT: Bob King
Jan Northcutt
Melody Alvarado

BOARD MEMBERS ABSENT: Brian Kodi

MANAGEMENT REPRESENTATIVES: Lani Kaneshiro, Keystone Pacific

ITEMS DISCUSSED IN THE EXECUTIVE SESSION MEETING – March 7, 2014

The Executive Session minutes from the January 13, 2014 meeting were approved and the Board discussed and took action on delinquent accounts and held a hearing.

SUMMARY OF THE ANNUAL MEETING OF THE DELEGATES – APRIL 8, 2014

The Annual Meeting of the Delegates for Districts #1-17 was held on April 8, 2014. The votes cast by members were previously counted and tallied by delegate district at the April 7, 2014 Annual Meeting of the Members. Pursuant to Section 4.5.1 of the CC&Rs, at the April 8, 2014 Annual Delegate Meeting, the Delegates present cast the votes on behalf of their respective Delegate Districts in the same proportion as all of the voting members in their respective Delegate Districts voted. Bob King and Jan Northcutt were elected to serve on the Board. The IRS Revenue Ruling 70-604 election also was favorably passed.

CALL TO ORDER

Jan Northcutt, President called the meeting to order at 6:00 p.m.

SOCIAL COMMITTEE UPDATE

There was no update provided.

HOMEOWNER FORUM

At this time, it was noted that no homeowners were present.

CONSENT CALENDAR

A motion was made, seconded and carried to approve the consent calendar as follows:

- Item A: To ratify the action taken and approve the March 17, 2014 General Session minutes and accept the Architectural Reports for March 10, 2014 through May 10, 2014 as submitted.
- Item B: To accept the February 28, 2014, March 31, 2014 and April 30, 2014 financial statements as presented.
- Item C: To accept the Executive Committee Report as follows:
April 8, 2014 – Approved to rollover over one (1) Opus Bank reserve CD in the amount of \$177,590.83 plus any earned interest maturing on May 12, 2014, for

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a twenty-four month term at the highest rate at the time of investment.

Item D: To file liens against APN#530-221-56, APN#530-212-09, APN#530-321-32, APN#935-541-06, and APN#935-542-75 for outstanding assessments and applicable charges.

Item E: To approve the draft audit for the March 31, 2014 fiscal year end as prepared by Inouye, Shively, Longtin and Klatt.

Item F: To approve the Maintenance Inspection Report as prepared by OCBS and to distribute a copy to the membership as required by the Association's governing documents which will be mailed with the audit to save on postage costs.

CONSENT CALENDAR – (Con't.)

Item G: To approve the proposal from ARS (\$1,150.00) for an onsite reserve study.

Vote 3-0-0

ADJOURNMENT

There being no further business to discuss, the meeting was adjourned at 6:12 p.m. The next Board meeting will be held on July 28, 2014 with Homeowner Forum at 6:00 p.m.

ATTEST: Melody Alvarado

DATE: 7/28/14