

**THE MINUTES OF THE MEETING  
OF THE  
BOARD OF DIRECTORS  
OF THE  
RANCHO SAN CLEMENTE COMMUNITY ASSOCIATION**

July 9, 2015

**CALL TO ORDER**

The following are the Minutes of the Meeting of the Board of Directors of the **Rancho San Clemente Community Association** held on July 9, 2015, in San Clemente, California. President Vonne Barnes noted that a **Quorum** was present and called the meeting to order at 6:00 p.m.

**BOARD MEMBERS PRESENT**

Vonne Barnes, President and Treasurer; Pete Jeanseau, Secretary, Rob Searle, Vice-President; Bob Carson, Director and Jerry Anderson, Director.

Sheryl Sharp of Curtis Management was also present.

**GUEST SPEAKER**

Brent Panas from the City of San Clemente addressed the Board proposing a joint agreement with Rancho San Clemente Community Association and the City to utilize the vacant Crown Castle building for their communications network for operating the City's Water and Wastewater utilities.

**LANDSCAPING**

Phil Suffridge gave a summary of the June 2015 Monthly Progress Report. The next scheduled walk through is July 17, 2015 at 9:30am.

The Board reviewed the June 19, 2015 Landscape Inspection.

The Board reviewed the City of San Clemente's "Policy and Procedures" in regards to the clarification of "street trees".

The Board reviewed a homeowner's request to remove three pine trees. Management to communicate to the homeowner stating the Landscape Committee performed an inspection of the trees. It was determined the trees are owned by the Villagio II sub-association and his request needs to be forwarded to the sub-association's Board of Directors for review and consideration. If the trees are causing damage to the City's streetlight, please write the City and report the damage so the City may investigate. Send a copy of the letter to the City.

**EXECUTIVE SUMMARY**

Bob Carson reported that the meeting minutes were approved, current legal matters were discussed and delinquencies were reviewed.

**HOMEOWNER FORUM**

There were five (5) homeowners in attendance.

## **DELEGATE FORUM**

### **RICHMOND POINTE**

Heinz Bock stated there wasn't anything to report at this time.

### **VILAMOURA**

Marjie Butterworth reported that a representative from the fire department performed an inspection at Vilamoura and the Board will be having fire abatement done.

### **HARBOR VIEW**

Lyndie O'Toole stated there wasn't anything to report at this time.

### **MONTEGO**

Vonne Barnes stated there wasn't anything to report at this time.

### **PACIFIC SHORES**

Linda Wesselman reported that the monuments have been painted and that the new letters, lights and landscaping will be completed this month. Additionally, effective August 1, 2015, Pacific Shores' monthly assessments will increase and increase again the first of next year to build the reserves up.

### **RANCHO CRISTIANITOS**

Bob Carson reported that they are currently working on their annual perimeter fence repair, painting and maintenance. He also reported that they recently replaced all of the street light bulbs with LED bulbs.

## **APPROVAL OF THE MINUTES**

The Board reviewed the minutes of the General Session Meeting held on June 18, 2015. Rob Searle moved to approve the Minutes of the Meeting of June 18, 2015 as amended. Pete Jeanseau seconded the motion, which was carried unanimously.

## **DELIQUENCY**

The Board reviewed the Delinquency Status matrix.

Jerry Anderson moved to approve recording a lien on account number M0103-3 to be expensed to account number 5156. Bob Carson seconded the motion, which was carried unanimously.

Pete Jeanseau moved to approve recording a lien on account number PS104-3 to be expensed to account number 5156, if payment is not received by July 10, 2015. Bob Carson seconded the motion, which was carried unanimously.

Pete Jeanseau moved to approve recording a lien on account number RP079-3 to be expensed to account number 5156, if payment is not received by July 10, 2015. Bob Carson seconded the motion, which was carried unanimously.

## **PRESIDENT'S REPORT**

Vonne Barnes reported on the status of the reclaimed water rebate. Sheryl Sharp has submitted all of the required paperwork for processing.

## **ARCHITECTURAL**

Rob Searle moved to approve architectural applications 1334-15 through 1338-15. Pete Jeanseau seconded the motion, Jerry Anderson abstained, motion carried.

## **CORRESPONDENCE**

The Board reviewed and discussed the correspondence that has taken place since the last Board meeting.

The Board reviewed a letter from a homeowner expressing concerns with interior architectural modifications. The Board directed Management to respond to the homeowner stating that he must redirect his concern to his sub-association's Board of Directors and the City of San Clemente.

## **UNFINISHED BUSINESS**

### **Rio Lindo Slope**

The Board discussed the maintenance of the Rio Lindo Slope and the storm drain inspection performed by Harbor View Estates HOA. Rob Searle moved to approve the proposal from Peter Drilling & Contracting, Inc. to remove and replace the existing storm drain inlet per the plans prepared by Toal Engineering behind 924 Rio Lindo in an amount not to exceed \$10,000.00 to be expensed account number 3155. Bob Carson seconded the motion, which was carried unanimously.

### **V-Ditch Repairs**

The Board discussed the status of the V-Ditch repairs, which will be performed once the other projects are completed.

### **Slope Area Behind Calle Empalme**

The Board reported that the required land maintenance behind Calle Empalme will cost an estimated \$56,000 in order to meet with the OCFA standards.

### **Sale/Transfer RSC Land**

The Board reviewed a letter from the attorney explaining the reasoning as to why the RSCCA land is not eligible to sell or transfer at this time. The Board agreed to remove this item from the Agenda.

## **NEW BUSINESS**

The Board discussed the City of San Clemente's presentation that took place earlier in the meeting in regards to the Crown Castle Building.

## **ADJOURNMENT**

Rob Searle moved to adjourn the meeting at 7:15 p.m. Pete Jeanseau seconded the motion, which was carried unanimously.

**NEXT MEETING**

Thursday, August 13, 2015 at 6:00 p.m.

Submitted by: Allegra Cody, Recording Secretary  
**End of File.**

Minutes approved this 13 day of August, 2015 by:

*Vase M. [Signature]*  
Secretary or President of RSC Community Association