

**The Minutes of the Meeting
of the
Board of Directors
of the
Calabasas Park Homeowners Association**

March 15, 2011

Call to Order

The following are the Minutes of the Meeting of the Board of Directors of the **Calabasas Park Homeowners Association** held March 15, 2011, in Calabasas, California. President Barry Hammond noted a Quorum was present and called the meeting to order at 6:09 p.m.

Board Members Present

Barry Hammond, President; Gerry Kirshbaum, Vice President; David Litt, Treasurer; Jeff Cooper, Recording Secretary; Henry Cespedes, Dan Scully, Cathy Bertovic, Michael Burak, Patty Coroalles, Joe Suriano, Lisa Wilder, Harold Arkoff, Irving Starr, Sue Silver, Eileen Sonheim, Don Van Atta, Alex Soteras, and Adrienne Brent. Also present were Ida Worth of Ross Morgan and Company (RMC); and Linda Perret, a Recording Secretary.

Board Members Absent

Robert Pope and Vahid Naziri.

Guest Speakers

The Board welcomed newly elected City Council Member, **Lucy Martin**. Fred Gaines was invited but was unable to attend the meeting. Ms. Martin thanked CPHA for their support and stated she is looking forward to working with CPHA.

Public Comments

A Homeowner representing the Eastridge community on Park Hacienda and Park Helena addressed the Board regarding the monument walls. The walls are in disrepair and the Homeowners would like them repaired and updated.

Announcements and Recognitions

The Board acknowledged David Litt for his work in settling the lawsuit with Oak Park Calabasas Condominium Association.

Approval of Minutes

Dan Scully moved, Eileen Sonheim seconded and the motion carried in a 17-0-1 vote, with Jeff Cooper abstaining, to approve the minutes of the February 8, 2011 Meeting as presented.

Financial Report

The Board received the Financial Statement for the period ending January 31, 2011. Expenses were recurring and typical. The balance sheet reflects total assets of \$1,045,024.70. It was noted that the fiscal year ends March 31, 2011 and the Association is in good financial shape with approximately \$259,000 remaining in cash. The figures are down this year due to some large expenditures like the sidewalk repairs around the Lake. Gerry Kirshbaum moved, Sue Silver seconded and the motion carried unanimously to approve the Financial Statement for the period ending January 31, 2011.

Management Report

Banners: Bay Laurel has requested permission to install banners on CPHA property for their Spring Carnival as in previous years. The Board approved this request for all locations except for the Westridge area. Bay Laurel will need to contact Westridge for permission. Lisa Wilder moved, David Litt seconded and the motion carried unanimously to approve a donation of \$500 to the Bay Laurel Spring Carnival. Lisa Wilder moved, David Litt seconded but the motion failed to carry in a 2-16-0 vote, with only Lisa Wilder and Alex Soteris voting in favor, to approve a donation of \$200 each for the Special Fundraisers for Calabasas High School and A.C. Stelle.

New Business

Funds from School Site Agreement: Tony Coroalles was in attendance to discuss the issue of the funds from the School Site Agreement. It was noted that there is \$1 million set aside for traffic mitigation. These funds are not CPHA's, but the City will listen to recommendations from CPHA on how the funds should be spent. The City recommends CPHA consult with the Sub-Associations and bring their recommendations to the City.

Prior Business

Bank of America Parking: Tony Coroalles was in attendance for this discussion and stated that the Sheriff's Department has been asked to enforce the existing restrictions on the street parking around Bank of America. He noted that Bank of America has not received approval from the City for a parking structure.

The Village at Calabasas: Adrienne Brent continues to be in discussion with the developer of this project and will keep the Board informed of any new developments.

LVMWD Tour: A private tour of LVMWD regarding the recycled water project is scheduled for March 26, 2011. Board Members are encouraged to sign up for this tour.

New Business Continued

Guest Pass for Lake Use: The Lake Committee will take over the issue of Guest Passes. The Board agreed non-members of CPHA will be provided one pass. One additional pass per address can be purchased for \$35.

By-Laws Revision: A proposed motion was read. It was agreed to table this matter.

Parkway Calabasas Fountain: This is the responsibility of Westridge.

Annual Meeting: The Annual Meeting is scheduled for March 28, 2011 at 6:00 p.m. at Founders Hall. There are eleven candidates for eleven positions. Gerry Kirshbaum moved, Lisa Wilder seconded and the motion carried in a 16-2-0 vote, with Patty Coroalles and Cathy Bertovic opposing, to appoint the Board candidates by acclamation at the Annual Meeting contingent upon approval from the attorney.

Oak Park Bridge Committee: Per the settlement agreement, Henry Cesepepedes, Jeff Cooper will be the representatives from CPHA for the Oak Park Bridge Committee. Sue Silver and Joe Suriano will be alternates.

Wine Tasting: A Wine Tasting for Board Members will be held on April 16, 2011 at 7:00 p.m. at Patty Coroalles' home. Ida Worth expressed concern regarding the use of Association funds for this event.

Future CPHA Endorsements: This matter was tabled until the next meeting.

Park Hacienda: One bid was received to paint the wall. This matter was tabled until next month.

Committee Reports

There were no Committee reports.

Executive Session

An Executive Session was held on February 8, 2011 in which the Board discussed legal matters and delinquencies.

Adjournment

The Meeting adjourned into Executive Session at 8:47 p.m.

Next Meeting

The next Meeting will April 12, 2011 at 6:00 p.m. at Founder's Hall.

Approved by:

Barry Hammond, President Date
Calabasas Park Homeowners Association

Linda Perret, Recording Secretary

Jeff Cooper, Recording Secretary Date
Calabasas Park Homeowners Association