

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

February 9, 2010

Call to Order

The following are the Minutes of the Meeting of the Board of Directors of the **Calabasas Park Homeowners Association** held February 10, 2010, in Calabasas, California. President Robert Pope noted a Quorum was present and called the meeting to order at 7:03 p.m.

Board Members Present

Robert Pope, President; Helene Regen, Vice President; Jeff Cooper, Recording Secretary; David Litt, Sue Silver, Barry Hammond, Dan Scully, Harold Arkoff, Eileen Sonheim, Joe Suriano, Alex Soteras, Don Van Atta, Cathy Bertovic, Henry Cespedes, Lisa Wilder, Patty Coroalles, and Irving Starr. Also present were Ida Worth of Ross Morgan and Company (RMC); Glen Kulik, Association Attorney; and Linda Perret, a Recording Secretary.

Board Members Absent

Gerry Kirshbaum, Vahid Naziri, Minette Sellung, and Peter Berg.

Public Comments

There were no Public Comments.

Approval of Minutes

Dan Scully moved, Helene Regen seconded and the motion carried unanimously to approve the minutes of the January 12, 2010 Meeting as presented.

Treasurer's Report

The Board received the Financial Statements for the period ending December 31, 2009. It was noted that three CDs are maturing. Helene Regen moved, Eileen Sonheim seconded and the motion carried unanimously to have the Budget and Finance Committee hold a

meeting as soon as possible to discuss the options for the funds in the CDs that will be maturing.

Management Report

Location of Meetings: The School District will be notified and the Board will move forward with changing the meeting location to Founder's Hall.

Park Hacienda Walls: Homeowner is requesting that CPHA build new walls on the corners of Park Hacienda and Park Helena. The Board would like to know who owns the walls, if they are on common area, and if this would be a Zone 7 expense.

Annual Meeting: Helene Regen moved, David Litt seconded and the motion carried unanimously to appoint RMC as the Inspectors of Election for the upcoming election.

Adjourn and Reconvene

Helen Regen moved, Dan Scully seconded and the motion carried unanimously to adjourn the Regular Session into Executive Session at 7:45 p.m. to discuss legal matters and Zone 7 with the Association's Attorney. The Meeting reconvened at 9:32 p.m.

Prior Business

There was no prior business.

New Business

Budget: The Board reviewed the proposed Budget for the period of April 1, 2010 to March 31, 2011. Helene Regen moved, Patty Coroalles seconded but the motion failed to carry in a 2-12-0 vote, with only Helene Regen and Patty Coroalles in favor, to approve the proposed budget but without the increase in management fees. Dan Scully moved, David Litt seconded, but the motion failed to carry in a 3-11-0 vote, with only Dan Scully, David Litt and Jeff Cooper in favor, to include a 20% dues increase in the budget for 2010-2011. Jeff Cooper moved, Eileen Sonheim seconded and the motion carried in a 14-1-0 vote, Dan Scully opposing, to approve the budget for 2010-2011 as drafted.

The Village at Calabasas: Jeff Cooper moved, Barry Hammond seconded and the motion carried to invite Larry Dinovitz to the March 2010 Meeting to discuss the Village at Calabasas Project.

Committee Reports

There were no Committee Reports.

Adjournment

The Meeting adjourned at 9:50 p.m.

Next Meeting

The next Board of Directors Meeting will be Tuesday, March 9, 2010 at 7:00 p.m.

Approved by:

Robert Pope, President Date
Calabasas Park Homeowners Association

Linda Perret, Recording Secretary

Jeff Cooper, Recording Secretary Date
Calabasas Park Homeowners Association