

- b. **Approved Paint Bids** – Three bids for painting have been received and Robert Moore is recommending continuing with L&M Custom Painting.

Motion: To accept the bids from L&M Painting in the amount of \$12,995.00 for the 2015 painting project. Motion made, seconded and passed unanimously.

- c. **Approve Painting Policy Revisions** – Leo explained the policy was revised to clarify definitions per the CC&Rs and also clarify the need to paint wood more frequently.

Motion: to adopt the Painting Policy as submitted. Motion made, seconded and passed unanimously.

Leo stated she will post the final version of the Painting Policy on the website.

NEW BUSINESS:

- a. **Appoint Nominating Committee** – Leo announced Mary Fay's and Cathy Marrero's terms will expire in February. Mary Fay, Dean Johnstone and Dave Dunham have agreed to serve on the Nominating Committee. Nominations will be submitted at the Dec. 22nd board meeting.
- b. **Clubhouse Roof:** Thom Johnston reported there are two damaged areas on the Clubhouse Roof. Linda Hansen stated she received a bid from Rad Roofing to replace the roof. It was decided additional bids should be obtained.
- c. **Bat Proof Ramada:** Leo said the bat nest has been removed from the ramada rafters and a volunteer has offered to bat-proof the ramada at a cost of \$60.00.

Motion: To approve the \$60.00 expenditure to bat-proof the ramada. Motion made, seconded and passed unanimously.

MEMBERS OPEN FORUM:

- It was reported two street lights are not working. Linda Hansen said she has contacted Raul to repair.
- Raul still has not replaced the raised sidewalk.
- It was asked when the grate walkways can be installed? Leo stated the Design for the steps and the walking grates had to be sent to the Master Association for approval.

NEXT MEETING: December 22, 2014, 5:30 P.M.

ADJOURNMENT: The meeting adjourned at 6:15 P.M. by proper vote.

Minutes submitted by: Linda Hansen, Community Management