

# MVHA meeting minutes

March 18, 2008

Mission Viejo Library

**Guests:** Homeowners: T. Appleton, Homeowner and City Councilman Bob Broom, and Waste Advantage Representative Chris Blascoe

**Meeting** called to order at 6:42 pm

**Quorum** established with Alan Engels, Troy Haller, Ron Costa, and Todd McMahon present.

**Members Forum** Bob Broom handed the HOA information on proposed changes to Centennial Airport's flight patterns, which would cause a noise impact to Aurora and Mission Viejo.

**Approval of Minutes:** Approved December 18, 2007 and the February 19, 2008 minutes. Motion made by Troy, seconded by Ron - all in favor.

**Review of Financial Matters** Reviewed Reports: Profit and Loss - on target; Checking Account \$5688.02 Balance in Bank account with liabilities \$8,077.02; Accepted the reports as motioned by Ron, seconded by Troy - all in favor.

**Trash Partnerships with Waste Advantage** Chris Balscoe talked about their proposal and the HOA's counter offer. They would like to still benchmark 1200 homes and tie it to a three-year agreement; Chris mentioned the Pinery HOA as our model; Waste Advantage would like to get our GIS data to help in scheduling and tracking accounts. Todd will provide them with this data. Waste Advantage would like us to be more aggressive by initially targeting filings 12 and 16; 1,2 and 15; This would allow them to schedule their truck equipment for a day of service (either a Tuesday or Thursday) then hopefully add a Wednesday pick up. Bob stated that the City would not likely change anything as far as mandating pick-up days or a single service. Recruiting for this initiative was posed to Chris for the 4<sup>th</sup> of July and October. Chris felt it would better to just go into this as soon as possible and get everybody on board. Alan raised concerns about foreclosures in the neighborhood. Alan told Chris a little about the history of the HOA and the lawsuits we have faced and that we will be selling not only the trash program but also the HOA. Chris suggested trying the grass routes effort and if we get a poor response then perhaps the neighborhood is not ready for this. Alan requested that Waste Advantage develop a FAQ so that we can hand out this information, as we are recruiting homeowners to the program. Todd asked about Waste Advantage's accountability in this effort. Payments will be made to the HOA quarterly and we will be given full access to the data maps showing where subscribers are located. Alan proposed waiting and talking to Troy and Elaine and posting this information in our minutes and wait to hear from them on where to go with things. In the meantime Waste Advantage will get an FAQ together and Todd will provide them with the digital maps data.

**Board Members Information** – Continue to update. Let Todd know of changes - open.

**Clean-up of Storage Area and Archive efforts with DPL** - Todd thanked Alan, his grandson, and Elaine for their help asked Tom Tobaissen to give up their key and if possible clean out some of the X-Mass lights decorations. Our contract with the storage area expires on April 30<sup>th</sup>. Motion was made by Alan to accept storage at Buckley Self Storage as our new storage area at \$47 a month on a 1-year contract. Todd seconded the motion - all in favor.

**Outstanding Aged Receivables** After discussion with our attorney, Todd made a motion that the aged receivables are taken off the books. We have only two covenant cases outstanding that the HOA is working on. Alan seconded the motion – all in favor.

**Adobe “Slump Block”** Since our stash is being depleted and we may someday face replacement of all our walls Alan made a motion to the City to tell them that residents do not necessarily need to have adobe slump block brick but residents can use similar brick material as long it is the same color and texture and matches the existing materials. Todd seconded it – all in favor.

**Membership Outreach to New Homeowners** Alan proposed a new invitation letter to - nearly 400 new homeowners in Mission. Cost would be \$200 - \$250, mostly postage. Ron will help Alan with this. Todd seconded it – all in favor

**Web Site Review** Left open all to critique it.

**Taxes** Alan prepared both our Federal and State taxes. Alan made a motion to have an independent auditor look at the books cost about \$100. Todd seconded it – all in favor.

**HOA Donation to the Mary Ann Lewis Park Bench** made a motion to pledge \$250 to the fund. Todd seconded it – all in favor.

**4<sup>th</sup> of July Event Insurance, D&O Insurance** Expires 1<sup>st</sup> of April. Todd called on this. We have not received a renewal notice yet. Todd is looking into it. Alan wants Peliton to assure us that we will have continued coverage.

**City of Aurora Project Plans** –

- FAA Flight changes. HOA will write a letter and have a poll on our web site. Open till next meeting.
- Key Bank on Tower Road – No position – all in favor.

The meeting was adjourned at 8:47 pm.

Notes taken by Ron Costa and Todd McMahan.