

**Carriage Lane Home Owners Association**  
**May 10, 2014 Board Meeting Minutes**  
**Location: East Anaheim Hills Community Center Time: 9:00 AM – 10:00 AM**

**Attendance**

- **Board:** Mrs. Abrego, Mr. Konovalov, Ms. Nardin, & Ms. Presz (Quorum reached)
- **Others:** Mrs. Konovalov, Mrs. DeFalco, Mr. Leecese, Mr. Rech, and William Fox, Recording Secretary

**Prior Meeting Minutes Approval**

- The April 11, 2014 minutes were reviewed and approved.

**Landscaping**

- One area was not being properly watered. This was brought to Avila's attention and has now been fixed.
- Mr. Elliott brought up an area needing landscape attention at 6045 Ridgewood Court. This will be brought to Avila's attention for corrective action.

**Financial & Administrative**

- The financial statements for April 2014 were reviewed and approved.
- The past due accounts were reviewed and discussed.
- Bill Fox was requested to write a letter to 6011 E. Ridgewood Court (Zaher Yazeji) regarding the home being in a state of disrepair.
- A draft set of the parking rules are to be sent to all owners for their feedback.
- Mr. Konovalov has looked into Big Daddy.Com as a possible web hosting company. Mr. Leecese has volunteered to assist Mr. Konovalov on this.

**Architectural Matters**

- An organizational meeting needs to be set up with the new committee members. Mr. Konovalov will coordinate this meeting.
- The owners of 6021 Brighton Lane have submitted two approval requests. The first was for painting. This has been approved. The second is for the repair of rear fencing. This approval was denied and sent back to the owner for additional information.
- When the Architectural Committee gets together one of the topics will be the walk through of the development and the documenting process. Letters will be sent out to residents where corrective action is required.

**Master Association**

- A request was received from the Master Association to provide documentation to validate the process of selecting the Association's master delegate. Mr. Fox will work with Mr. Konovalov in putting together the information.

- The Annual Meeting has been postponed until June 17, 2014.

### **Street Resurfacing Update**

- The slurry seal has been set up for June 2, 2014 for final notification. The slurry will begin on June 3, 2014. No cars or trucks will be allowed to drive on it for the entire week. Flyers will be hand carried the day before by Nardin, Elliott and Mrs. Konovalov.

### **Home Owner Comments**

#### **Mrs. Defalco**

- The owner volunteered to be on the Board. The Board unanimously accepted her via a voice vote.

#### **Mr. Lecesse**

- The owner submitted two new architectural requests for review and approval.

### **Next Meeting**

- The next meeting is scheduled for June 14, 2014 at 9 AM at the East Anaheim Community Center.

### **Board Positions**

- The Board held a discussion and election for the positions for the upcoming year. The composition as determined is as follows:

President – Mr. Konovalov    Vice-President – Mrs., Defalco    Treasurer – Mrs. Abrego  
Secretary – Ms. Presz            Member at Large – Ms. Nardin

### **Other**

- There was a short discussion on the handling of communication. Mr. Fox is responsible for sending out information at the Board's direction.

### **Minutes Approval**

- Minutes Prepared By: William Fox, Recording Secretary
- Minutes Approved By: Nicolas Konovalov, President