



Chantarelle Homeowners Association

165 ST. JAMES DRIVE • SONOMA CA 95476

Board of Director's
Meeting Minutes
November 21, 2023

President Steve called the meeting to order at 2:00 P.M.

Members Present – Cindy Adamson, Pat Chace, Tom Flinn, Steve Rogers & Ron Yamato

Minutes-

Moved, seconded and passed to approve September 19, 2023 Board meeting minutes. Motion passed unanimously.

Financials – Ron gave the Treasurer's report.

Moved, seconded and passed to approve the financial statements. Motion passed unanimously

Committee Reports:

ACC - Janice noted 125 So T is painting their trim. .

Pool – Solar system on and off needs some fine tuning.

Clubhouse – December Christmas Party.

Landscape – Tom noted 5 yards have been redone and looks great.

Social – Christmas party – December 8th 6-8:30 - flyers were sent out.

Welcoming: 20 So T have new renters.

Old Business:

Waldron – Tom reviewed his report. Tom made a motion to replace Waldron but no Second. Motion dropped.

New Business:

Tree Root Policy – The Board discussed the current policy regarding tree roots.

If a homeowner thinks they have a tree root problem they are to obtain a report noting so. The Board is not taking any action for an owner's tree root concern without the report. It was noted some homeowners have cut the redwood tree roots under the house. It was noted by a homeowner present that redwood tree roots do not damage foundations.

Nominating Committee - An item will be put in the newsletter requesting volunteers for the committee.

Gutter Cleaning – Manager is to have a handyman clean the clubhouse gutters.

2024 Budget -

Moved , Seconded and Passed to approve the budget with a \$20.00 increase in the monthly assessment from \$165 to \$185 starting January 1st. Motion passed unanimously.

Strong Property Management PO Box 1368 Sonoma, Ca 95476
(707) 933-9151 Fax: (707) 933-9149
paul@strongmgt.com

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Bank Change –

Moved, seconded and passed to change banks from Pac West to Heritage. Motion passed unanimously.

Fence Project – The fences along Watmaugh and Arnold are due to be replaced in the upcoming years. Cindy & MaryEllen will be on the committee. Steve Rogers will chair the committee and Janice will co chair.

Adjournment –

Moved, seconded and passed to adjourn at 3:45 P.M.