

**Playmor La Jolla Homeowners Association  
General Session Minutes  
May 21, 2019**

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**Board Members:**

Cheryl Kettlich, President  
Eve Ewing, Vice-President  
Liping Zhang, Treasurer  
Bryan Rho, Member-At-Large  
Xiao Qiang Zeng, Member-At-Large

**Management:**

John Farizell, RPMS

**Five Owners in attendance.**

**Call to Order at 6:31 p.m.**

**Homeowner Forum:** Members addressed the Board regarding support of retaining current management, inappropriate Board conduct, pool solar heating, elections, guest parking and disruptive behavior at meetings.

**General Minutes Approval:** The Board reviewed and unanimously approved the General session minutes from the April 16, 2019 meeting, as presented.

**Owner Correspondence:** The Board reviewed four emails and took no further action. The Board approved an Owner installing new plants at their unit once the community renovations completed.

**Landscape Report:** The Board reviewed the monthly landscape report presented by member Ewing in verbal and email form. The Board approved planting ten Jacaranda trees at a cost of \$1,500.00 by a vote of 4 – 1 (member Rho voting No). Action item: Committee to discuss Ficus at Feliz and present proposals to the Board for review. Brush maintenance was tabled.

**Finance Committee:** The Board reviewed a second draft of the requested committee charter. After review the Board agreed to table at this time.

**Inspector of Elections:** The Board agreed by a vote of 4 – 1 (member Zhang voting No) to hire The Ballot Box as IOE for the upcoming election.

**Solar Panels at Pool:** The Board agreed to table the topic.

**2020 Reserve Study:** The Board unanimously approved as presented.

**2020 Budget:** The Board unanimously approved as revised during the meeting.

**Members Petition for Special Meeting:** The Board agreed to hold the Special meeting on June 8<sup>th</sup> at 11:00 a.m. this passed by a vote of 4 – 1 (member Zhang voting No). The Board also agreed to mail the agenda to all Owners.

**Financials for April 2019:** The Board unanimously approved the financials as presented, pending year-end CPA review.

**Transfer of Funds:** Member Zhang will email management and the Board prior to the next meeting with her suggested amount to transfer from Operating to Reserves at fiscal year-end.

**Management Spending Limit:** The Board agreed by a vote of 4 – 1 (member Rho voting No) to limit management spending not to exceed \$1,500.00 for any non-recurring items.

**Collections:** The Board agreed by a vote of 4 – 1 (member Zhang voting no) to proceed with lien action on Account 758954.

The meeting was adjourned at: 9:07 p.m.

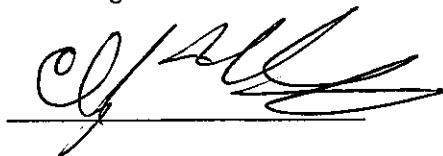
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SECRETARY'S CERTIFICATE

By signing below, the Board of the Playmor La Jolla Homeowners Association does hereby certify that the foregoing is a true and accurate representation of the General Session meeting which took place on May 21, 2019 as approved by the Chairman of the Meeting and Board of Directors.

7/23/19

Date



Board Member Signature