

TORREY PINES HOA BOARD MEETING
JUNE 18, 2009
MINUTES

Members present:

Vern Peter
Debra Cook
Jim Schwieder
Terri Nelson
Charlotte Mitchell
Jon Rogers

Earl Johnson – Western States

Jim opened the meeting with a brief summary of the agenda. Charlotte made a motion to accept the minutes from the May meeting, Vern Peter seconded, motion carried.

Earl went over the Presto-X bid^g and after reviewing it with the board members – with the increase in the price per visit that would double what we budgeted, it was decided that the bid would not be signed and Earl would check with them and see if they could give us a price break. If not he would look around for another exterminator.

Earl went over the money that has been reimbursed to Torrey Pines from the Insurance company concerning the fire in 206B. He went over what has been repaired and what has yet to be done. He also covered what the homeowners responsibilities were. Jim was concerned that if the carpeting wasn't removed when the rest of the contaminated materials were that it would re-contaminate the unit. Earl said that it wouldn't.

There are twenty-three pets registered as of this morning. The complete list will be posted on the web page.

Mr. Klinkerman, unit 216B, sent an email (attached) concerning his belief that the new rule governing the pet policy is going against the covenants and to change those takes a majority vote of owners. It was pointed out that this was a more frugal way to try and get control of the problem, but Mr. Klinkerman pointed out that this could lead to court action.

Faye Witter, Unit 206A, then asked if we could address her portion of this problem. She said that she contacted her lawyer and was told that her dog was grandfathered in because she had him prior to the new rule, even though she had moved out and had moved back in after the 6/1/09 deadline. Terri said that she felt that Faye's dog should be grandfathered in. Jon Rodgers made a motion to accept Faye's dog as one of the grandfathered pets, Terri seconded, motion carried.

There was compliments on the painting that had been done in the stairwells and the hallways. There is also a confusion about if it's just dogs that need to be registered or if it is all pets – it was decided that it was just dogs.

Earl then went on to review the financial's YTD and the delinquent list – explaining any divergence from the the proposed budget and any changes in the status for the delinquencies.

Earl also mentioned that Jim has cleaned off the carport behind B where tree limbs, pine needles, etc. were cluttering it up.

The carpet for the second floor in building A will be installed sometime in the middle of July. A notice will be posted on all affected doors of the schedule. The third floor carpet in A will be stretched and re-laid at the same time.

The floor was then opened for general comment.

The trash cans at the front of each building are greatly appreciated. They will be dumped, as needed. The new tenant for 315B turned in his vehicle registration and requested a second copy of the outside security key and then inquired about the rental of the covered parking slots. Terri said she would get with him after the meeting. It was also noted that a list of which units have covered parking is on the web page.

Faye then brought up the matter of two older vehicles, that have current license plates, but don't seem to move and Earl said that he would check it out.

No further business was brought up. Terri made a motion to adjourn the meeting, Jon seconded, motion carried.

Minutes prepared by:

Debra H. Cook
Secretary/Treasurer
Board of Directors
Torrey Pines Condominiums