

**NEWPORT SHORES COMMUNITY ASSOCIATION
BOARD OF DIRECTORS GENERAL SESSION MINUTES
August 2, 2016**

The General Session Meeting of the Newport Shores Community Association Board of Directors was held at the Association Clubhouse, 511 Canal Street, Newport Beach, California. There being a quorum present, the Meeting was called to order at 7:02 P.M. by President Rene Rimlinger

Directors Present

Rene Rimlinger, President
Mike Sinacori, Vice President
Howard Rich, Secretary
Carey Ransom, Member at Large
Ryan Long, Member at Large

Nick Louis, Member at Large
Suzanne Gignoux, Member at Large
Rick Westberg, Member at Large
Peter Hurley, Member at Large

Directors Absent

Whit Batchelor, Treasurer

Tori Rimlinger, Member at Large

Also Present

George Harvey, AMMCOR

Homeowners Forum

Gray Belt discussed the shower head/handles and the installation of a storage rack.

Minutes

The Board of Directors reviewed the Minutes from the June 7, 2016 General Session Meeting. Following the review, it was moved by Howard Rich and seconded by Suzanne Gignoux to approve as presented the June 7, 2016 General Session Minutes. The motion carried unanimously.

Executive Session Meeting Topics

In accordance with California Civil Code 4935 (e) the Board of Directors notes the following topics were discussed during the Executive Session Meeting held on August 2, 2016.

1. Approval of the Executive Session Meeting Minutes
2. Delinquent Account Review
3. Consideration of Contract
4. General Legal Business

Treasurer's Report

The Board of Directors discussed the financial statements for the period ending June 22, 2016 and July 22, 2016. Following the review, it was moved by Howard Rich and seconded by Suzanne Gignoux to approve the June 22, 2016 and July 22, 2016 financial statements as presented subject to the annual audit. The motion carried unanimously.

The Board of Directors discussed transferring \$50,000.00 from one reserve account to the other reserve account. Following the discussion, it was moved by Suzanne Gignoux and seconded by Rick Westberg to approve the transfer of \$50,000.00. The motion carried unanimously.

General Business

Correspondence

The Board of Directors discussed the correspondence from Adelle Walker regarding shading options at the tot lot area and the sand is hardening. The committee will discuss shade options and review the sand area. The committee will report back to the Board at the next meeting.

Swim Team Temporary Parking Permit

The Board of Directors reviewed the information. No action taken.

Short Term Rental Discussion

The Board of Directors will discuss later under committee reports.

Community Patrol Service

The Board of Directors discussed providing patrol service in the community. The governing document does not give the Board the authority to provide a patrol service. Mike Sinacori will discuss with the committee on obtaining a proposal.

Reserve Study Proposals

The Board of Directors discussed the reserve study proposal submitted by Reserve Data Analysis and Advanced Reserve Solutions. Following the discussion, it was moved by Carey Ransom and seconded by Peter Hurley to approve the reserve study proposal from Reserve Data Analysis for a non on- site inspection report for a total not to exceed \$625.00. The motion carried unanimously.

Workers Compensation Insurance Renewal Policy

The Board of Directors discussed the Workers Compensation insurance renewal policy proposal submitted by Armstrong, Robitaille and Riegle. Following the discussion, it was moved by Carey Ransom and seconded by Suzanne Gignoux to approve the Workers Compensation insurance renewal policy proposal from Armstrong, Robitaille and Riegle for a total not to exceed \$\$3,855.00. The motion carried unanimously.

Committee Reports

Executive Committee Report

Nothing to report

Social Committee Report

Rene Rimlinger discussed the upcoming Brew Fest.

Facilities Maintenance and Improvements Report

Mike Sinacori discussed Greensweep and the vendor is keeping things clean. Pool heater cores have been changed out and the committee is looking to getting a disposal.

Bylaw Committee

Nothing to report.

Facilities Use Community

Committee discussed short term rentals and the tenant form. Following the discussion, it was moved by Mike Sinacori and seconded by Carey Ransom to approve the tenant form. The motion carried unanimously.

The City of Newport Beach is discussing short term rentals. Following the discussion, it was moved by Carey Ransom and seconded by Mike Sinacori to approve a letter to the city supporting the current city laws regarding short term rentals. The motion carried 8-1 with Howard Rich voting no. The Board of Directors discussed clarifying "Long Term" in the Facilities Rules. Following the discussion, it was moved by Carey Ransom and seconded by Peter Hurley to approve clarifying the "Long Term in the Facility rules. The motion carried unanimously.

Outreach Committee

Focus on the impact on the community from Banning Ranch and the oil fields. Ryan will forward information to the Board and an email blast will be sending out to the community. Next project will be Coast Highway beautification project.

Finance Committee

Nothing to report.

Landscape Committee

Peter Hurley reported increasing the water usage around the pool plus adding mulch. The Palm trees need to be trimmed due to seed dropping everywhere.

West Newport Beach Association Report

Suzanne Gignoux discussed Terry Walsh with Banning Ranch gave a talk. Suzanne will forward to the Board an email of the talk and issues.

Rental Calendars

The Board of Directors reviewed the rental calendars.

Action List

Management noted the items on the action list have been completed.

Next Meeting Date

The next Regular Meeting of the Board of Directors will be held on September 6, 2016 at 7:00 P.M. at the Community Clubhouse.

Adjournment

There being no further business to come before the Board of Directors, it was the general unanimous consent of the Board of Directors to adjourn the General Session Meeting at 8:00 P.M.

President

Secretary

Date