

**NEWPORT SHORES COMMUNITY ASSOCIATION  
BOARD OF DIRECTORS GENERAL SESSION MINUTES  
January 3, 2017**

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 7:06 P.M. by President Rene Rimlinger.

**Directors Present**

Rene Rimlinger, President  
Howard Rich, Secretary  
Whit Batchelor, Treasurer

Carey Ransom, Member at Large  
Ryan Long, Member at Large  
Rick Westberg, Member at Large

**Directors Absent**

Mike Sinacori, Vice President  
Tori Rimlinger, Member at Large  
Peter Hurley, Member at Large

Suzanne Gignoux, Member at Large  
Nick Louis, Member at Large

**Also Present**

George Harvey, AMMCOR

**Homeowners Forum**

No homeowners attended tonight's meeting.

**Minutes**

The Board of Directors reviewed the Minutes from the November 1, 2016 General Session Meeting. Following the review, it was moved by Whit Batchelor and seconded by Carey Ransom to approve as presented the November 1, 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 January 3, 2016.

1. Approval of the Executive Session Meeting Minutes
2. Delinquent Account Review
3. Member Disciplinary Matters

**Treasurer's Report**

The Board of Directors discussed the financial statements for the period ending November 22, 2016 and December 22, 2016. Following the discussion, it was moved by Carey Ransom and seconded by Ryan Long to approve the November 22, 2016 and December 22, 2016 financial statements as presented subject to the annual audit. The motion carried unanimously.

**2017/2018 Budget**

The Board of Directors discussed the 2017/2018 budget. Following the discussion, it was moved by Carey Ransom and seconded by Howard Rich to approve as presented by the Treasurer the 2017/2018 budget. The motion carried unanimously.

**Reserve Study**

The Board of Directors discussed the reserve study draft submitted by Reserve Data Analysis. Following the discussion, it was moved by Howard Rich and seconded by Whit Batchelor to approve the reserve study as presented. The motion carried unanimously.

## **Audit and Tax Service Proposals**

The Board of Directors discussed the audit and tax service proposals submitted by Newman and Associates, VanDerPol & Company, Inouye, Shively & Klatt and Robert A. Owens. Following the discussion, it was moved by Carey Ransom and seconded by Whit Batchelor to approve the audit and tax service proposal from Newman and Associates for a total not to exceed \$900.00. The motion carried unanimously.

## **General Business**

### **Correspondence**

The Board of Directors reviewed membership correspondence.

### **Newport Burger Retirement Party Discussion**

The Board of Directors discussed the change in ownership of Newport Burger. Following the discussion, it was moved by Rene Rimlinger and seconded by Carey Ransom to approve purchase of a placard to present to the old owners and Burger Boss donates food for the Annual Meeting. The motion carried unanimously.

### **Inspector of Election**

The Board of Directors discussed appointing an Inspector of Election. Following the discussion, it was moved by Whit Batchelor and seconded by Howard Rich to approve Jennifer Bushman as the Inspector of Election at a cost not to exceed \$300.00. The motion carried unanimously.

## **Committee Reports**

### **Executive Committee Report**

Nothing to report.

### **Social Committee Report**

The Home Tour event was awesome.

### **Facilities Maintenance and Improvements Report**

Nothing to report.

### **Bylaw Committee**

Howard Rich discussed the proposed Second Amendment to the Bylaws submitted to the Board by Feldsott & Lee. Following the discussion, it was moved by Carey Ransom and seconded Rick Westberg to approve as amended with the removal of Section 1 from the document. The motion carried unanimously.

### **Facilities Use Community**

Nothing to report.

### **Finance Committee Report**

Nothing to report.

### **Outreach Committee**

Nothing to report.

### **Finance Committee**

Nothing to report.

### **Landscape Committee**

Nothing to report.

### **West Newport Beach Association Report**

Nothing to report.

### **Rental Calendars**

The Board of Directors reviewed the rental calendars. No action taken

### **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 February 7, 2017 at 7:30 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 8:10 P.M.

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President

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Secretary

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Date