

IMPORTANT INFORMATION FOR HOMEOWNERS

Monthly Minutes- They will now be posted on the HOA Website as well as posted on the bulletin board by the pool. They will no longer be delivered to each home.

Shadow Run Quarterly Newsletter-Please give us ideas you would like to know about or give information for our Homeowners.

SHADOW RUN

HOMEOWNERS' ASSOCIATION
10082 Banbury Ave, Westminster CA 92683
BOARD OF DIRECTORS MEETING DECEMBER 4, 2019

Call to Order President Pat Nance opened the meeting at P.Richards' home at 7:03pm.

Present A quorum of Board members was constituted with the additional voting members: Klaus Lehmann, Pat Nance, Sherill Huebner, Steve Peralta, Judy Van Dyke, Vivion Enos, and Pam Richards. Also present was Mickel Lehmann, executive assistant

Adopt Minutes

19-11-1 Secretary's Report A motion was made/seconded Richards/Gaeta to approve the November 6, 2019 BOD minutes as circulated. The motion passed unanimously. The minutes were signed to file by P. Nance, and J. Gaeta for S. Huebner.

Reports

President

- P. Nance announced the changes to the bylaws
 - Elections take 105 days
 - Must be a homeowner to be elected to the board
 - Can not have multiple board members from same house
 - Email lists must be public, unless non-consent forms are received from homeowners
- Forms will be sent to homeowners, must be returned by January 1st
- Motion to form a subcommittee with the task of dispensing and receiving these forms
 - Passed with quorum
- Motion, by P. Chapman, to pass updated bylaws
 - Seconded by K.Lehmann
- Bill for website needs to be put into the SRHA name, rather than a personal name

- Motion by P. Nance to give V. Enos control of payments to the website company
 - Seconded by P. Chapman
- Insurance is no longer renewable
 - Agent moved companies, would like to keep SRHA as a client
- Motion by K. Lehmann to move to New Frontier Insurance
 - Seconded by P. Chapman
- Bill from Gas Company has become much larger than in past
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Treasurer presents Bookkeeper's Report

- Bookkeeper, J. Van Dyke, presented her own report
 - K. Lehmann signed all necessary checks
- Motion to accept bookkeeper's report
 - Seconded by P. Chapman

Architectural Control Committee

Property Maintenance Violation

- House #37, Robert Perry, is going to repaint outside of home
 - Approved unanimously
- Owner on Maidstone Ave. will be sent another letter to move motorhome
- Updated ARAF
- Unknown sale of lot 33, still has broken telecom cover

Common Area

Buildings/Grounds

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Open Forum

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Next Meetings

- Date: January 8, 2020
- Time: 7:00pm-8:00pm
- Place: 10117 Sunn Circle

- Date: February 5, 2020
- Time: 7:00pm-8:00pm
- Place: 10061 Northampton Ave

- Date: March 4, 2020
- Time: 7:00pm-8:00pm
- Place:

ADJOURNMENT

19-12-4 A motion was made/seconded by P.Richards/K.Lehmann to adjourn the meeting at 8:14m. The motion was passed unanimously.

Minutes submitted by Executive Assistant, Mickel Lehmann.

Approved:

Date: _____

Pat Nance

Sherrill Huebner

Board Members:

Term Ends

President	Pat Nance	10061 Northampton	714-418-1742	2021
Vice President	John Gaeta	10075 Sunn Circle	714-531-1632	2020
Treasurer	Klaus Lehmann	10117 Sunn Ave	714-906-6796 (c)	2020
Secretary	Sherrill Huebner	10161 Northampton	714-531-2132	2021
Common Area	Steve Peralta	10082 Banbury Ave	714-839-8216	2022
Pool Chairperson	John Gaeta	10075 Sunn Circle	71 4-493-9041 (c)	2020
	Pam Richards	10095 Sunn Circle	714-839-4698	2021
	Phil Chatman	10062 Banbury Ave	714-531-6494	2020
	Vivian Enos	15831 Norwich Cir	949-836-6961	2022
	Andy Andridies	15801 Norwich Cir	714-478-9821	2022