
TREVI VILLA HOMEOWNERS ASSOCIATION, INC.
MINUTES
of the Regular Meeting of the Board of Directors held
May 3, 2017

The meeting began at 6:27pm. The following Board Members were present: Jeffrey Davidson, Donnie Baca, Kyle Zimmerman, and Robert Shinno. Management (ceosd.net) was represented by Santana Santana.

GUEST SPEAKERS: James Hippolyte and Mika from EmpireWorks updated the Board on the destructive testing of the third phase and the additional destructive testing process. Proposals were provided to the Board.

Robert Aguilar from Aztec Landscaping updated the Board the native landscaping.

FIRST FLOOR COLUMN: On a motion by Jeff, the Board, approved the additional repairs to damage found underneath concrete and plywood, proposal of \$23,830.00. Passed 4-0. [1257]

OPEN FORUM: Owners were concerned about third floor trellis; Fountain statue.

TRELLIS REPAIRS: On a motion by Jeff, the Board, approved to move forward with EmpireWorks additional repair proposal before the painting project. Unit 310 is to be scheduled first. Passed 4-0. [1132]

MINUTES of LAST MEETING held on 03/22/17 are to be approved though email. Were not provided in the Board Meeting Packet. [MINS]

FINANCIAL STATEMENTS for period ending 04/30/17 are to be approved though email and included to Morgan Stanley statement. [FINS]

ARCHITECTURAL COMMITTEE: Alan Bestall reported out on Architectural Application submitted. Alan comments/review was submitted to the Board.

ARCHITECTURAL APPLICATION: On a motion by Robert, the Board, are requiring that an inspection be completed by Architectural Committee and Management. [1276]

MANAGEMENT REPORT: Santana updated the Board on the status: Dryer Vent Cleaning; Janitorial Check List; Video Surveillance Access; Complaint Forms.

COMPLAINT FORM: The Board will not be taking any disciplinary action, Board recommends mediation. [1280]

UNFINISHED BUSINESS

A. PAINTING BUILDING: Tabled, Board waiting for rendering from EmpireWorks. [1160]

B. NATIVE LANDSCAPING: Tabled by consent. [1282]

CONCRETE REPAIRS: On a motion by Robert, the Board, to recommend moving forward with phase four of the concrete repair proposal numbers 1 & 3 provided by EmpireWorks, repairs to be done after the painting of the building. [1287]

SECURITY CAMERA UPGRADE: Management was tasked to review contract, and camera install front facing the street. [1239]

NEXT REGULAR BOARD MEETING will be held Wednesday, 06/28/17 at 6:30pm in the Management Conference Room. [BDMT]

The meeting adjourned at 7:48pm.



Recorded by

DRAFT

Approved by