

**THE MINUTES OF THE GENERAL MEETING
OF THE
BOARD OF DIRECTORS
OF THE
SOLANO VERDE RANCH HOMEOWNERS ASSOCIATION
TUESDAY, MAY 30, 2007**

CALL TO ORDER

The following are the Minutes of the General Meeting of the Board of Directors of the **Solano Verde Ranch Homeowners Association** held May 30, 2007 at 6909 Solano Verde Drive in Somis CA. A **Quorum** was noted and the meeting was called to order at 7:12 p.m.

BOARD MEMBERS PRESENT

Bill Taylor, President; Steve Sharpe, Vice President; Tom Godecki, Secretary; Jonathan Bergman, Treasurer and Clara Santiso, Member at Large.

BOARD MEMBERS ABSENT

All Board members were present

OTHERS IN ATTENDANCE

Michelle Atkinson of Ross Morgan and Company (RMC) and Charlene Gonzalez, a Recording Secretary.

MINUTES

Steve made a motion to approve the minutes from April 30, 2007 with the revision to the financial report. The Board would like to remove the sentence, The Board of Directors approved the financials dated March 30, 2007, and to add, that the Board did not approve the financials since the accounting mistake was carried over from the prior month. Clara seconded the motion and the vote carried unanimously.

HOMEOWNERS FORUM

A homeowner thanked the Board for taking care of the graffiti out front right away. This homeowner also requested an update list of the homeowners at Solano Verde Ranch. Michelle said she will get proposal for a website for SVR which will have all of that information available to the homeowners. Steve suggested that RMC send out the homeowner information sheet.

A homeowner reported a light out at the front of the association entry on the Westside. Michelle will send a work order for this to get repaired.

A homeowner asked if we could have the front gate repaired it has been squeaking during operation. Michelle said that we will do a work order for this repair as well.

A homeowner asked if we could ask the landscaping company to stop blowing the debris out into the street at the Bradley exit when they are there to service the community.

Another homeowner asked what the status was on his report that the Ventura County Fire Inspector had said last time they were out at this homeowners home, which was that the Knox box on the front gate would not give them access into the community. Michelle will call The Gatekeeper to find out what needs to be done and will let the Fire Inspector know once the work has been completed. There was concern if this was a County or City problem and Michelle said it will be taken care of the next working day.

A homeowner asked if anyone else is having trouble with their satellite dish and was wondering what the status is for DSL. Bill discussed the current situation with Verizon and more information will be given at a later date about the satellite dished within SVR.

TREASURER’S REPORT

Total Cash Operating.....	\$24,542.81
Reserves	N/A
Total Assets.....	\$28,779.87
Accounts Receivable.....	\$4,237.06

Michelle mentioned that this printout of financials was not correct and current as it did not have the Reserve Accounts posted in the balance. Michelle will follow up with Calista to see if we have received the balance forwards from the prior Management Company. Depending on whether or not this had been received, it was discussed that RMC is having difficulty getting the statements from Lance and we have put in numerous calls and emails requesting this information at this time. Steve made a motion seconded by Jonathan to have the attorney draft a letter requesting this information and to copy all of the emails to the attorney.

NEW BUSINESS

Steve wanted to know more details about the website and Michelle gave a verbal estimate of \$2200.00 for the set up and a maintenance fee of \$100/ month if prepaid 6 months in advance. The proposal will be provided from Wendy Moore of Wendy Moore Sites. A motion was made by Steve and seconded by Jonathan to accept the verbal proposal for the web site. Michelle will follow up with Wendy Moore the next day.

Michelle presented the Board with a proposed 2007 budget. The Board would like to hold a separate Budget meeting to discuss if another column could be added with the current totals. Additionally they would like to discuss whether they should consider, the drains, trees and security cameras added to the budget. The Board agreed to meet on Tuesday, June 5, 2007 at 7:30 am to go over the budget. They requested RMC to send the GL Code for the cameras to them prior to the meeting. Bill Taylor asked if changes to the budget would be

