

**RANCHO CIELO HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING  
GENERAL SESSION MINUTES  
NOVEMBER 23, 2021**

**Call to Order**

Upon notice, duly given and received, the Regular Board Meeting of the Rancho Cielo Homeowners Association was called to order at 6:31 PM by Member Robert Hoffman via zoom videoconference, with proper notice given of the zoom details.

**Board Members Present**

A quorum was present with the following directors in attendance:

Len Malena, President  
Robert Hoffman, Treasurer  
Tim Whelan, Secretary  
Daryl Wheeler, Member at Large

**Seabreeze Management Company, Inc.:**

Marcos Cruz, Senior Community Manager

Others Present:

Gina Cox – Potential Board Member Candidate  
Jeremiah Sparks – Potential Board Member Candidate

**Executive Session Disclosure**

Executive Session convened to approve Executive Session Meeting Minutes and to discuss items such as member discipline, delinquencies, personnel, contracts, and legal issues.

**Homeowner Forum**

Homeowners were given an opportunity to address the Board of Directors for general matters that may or may not be related to specific agenda items. Homeowners were not present.

**Approval of Minutes**

Upon a motion duly made, seconded, and carried, the Board resolved to approve the General Session Meeting Minutes from the October 27, 2021 Board meeting as prepared by Seabreeze Management. Member Wheeler abstained from the vote.

**FINANCIAL REPORT**

**Financial Statements – October 31, 2021**

Be it resolved, upon a motion duly made, seconded, and unanimously carried, the Board resolved to acknowledge and ratify the acceptance of the financial statements for the period ending October 31, 2021, and reconciled bank statements presented subject to audit/review by a CPA at fiscal year-end.

**Delinquencies**

The Board reviewed the A/R Aging Report during Executive Session. No action was required during general session.

**Hacienda Landscape Reports & Proposals**

The Board of Directors reviewed the estimate from Hacienda Landscape for the dead tree removal behind 21831 Caminito Drive. A motion was made, seconded, and carried to approve the removal at a cost of \$190.00

**Vasin Sign Solutions – Custom Community Street Sign**

Be it resolved, upon a motion duly made, seconded, and unanimously carried to table the estimate for the January Meeting.

**AT&T Pedestal Upgrade for the Association**

The Board of Directors reviewed the final draft of the street access easement agreement between ATT and the Homeowners Association to gain access to the water towers behind the community. Upon a motion duly made, seconded, and unanimously carried, the Board approved the agreement.

**Concrete Drain Work**

No formal action was taken.

**Annual Election Proposal 2022**

The Board of Directors reviewed the estimate provided by Accurate Voting Services to be the inspector of elections for the 2022 year. Be it resolved, upon a motion duly made, seconded, and unanimously carried, the Board tabled the estimate for review later in 2022.

**Next Meeting**

The next Board of Directors meeting is scheduled for January 26, 2022, at 6:30 PM via Zoom Video conferencing, due to the Coronavirus pandemic and social distancing requirements.

**Adjourn**

There being no further business to come before the Board at this time, a motion was made, seconded, and unanimously carried to adjourn. the meeting at 7:58 PM.

**SECRETARY'S CERTIFICATE**

I, \_\_\_\_\_, hereby certify that the foregoing is a true and correct copy of the approved Executive Session Minutes of the Board of Directors Meeting held on the above date.

\_\_\_\_\_  
Secretary

\_\_\_\_\_  
Date