

Lido Isle Community Association
Board of Directors Meeting
August 14, 2024 – 6:00PM
701 Via Lido Soud, Newport Beach, CA 92663
General Session Meeting Minutes

DIRECTORS PRESENT

Alastair Fraser, President
Ronda Clark, Secretary
Camille Rizko, Director
Sidney Crossley, Director (via teleconference)
Mario Sustayta, Director

David Hendler, Vice President
Bill Kroener, Treasurer
Catherine O'Hara, Director
Jeff Pence, Director

DIRECTORS ABSENT

Mario Sustayta, Director

GRANDMANORS

Janine Stratton, CMCA, AMS, General Manager
Dawn Lee, Director of Community Association Management

EXECUTIVE SESSION ITEMS

Per Civil Code § 4935, the board may adjourn to, or meet solely in, executive session to consider litigation, matters relating to the formation of contracts with third parties, member discipline, personnel matters, or to meet with a member, upon the member's request, regarding the member's payment of assessments.

- I. Call to Order The General Session Meeting of Lido Isle Community Association Board of Directors meeting was called to order by President Fraser at 6:02PM.

- II. Homeowner Forum Resident #1: Resident concerned about the Jucar Courts basketball hoops and windscreens being vandalized and requested consideration of additional measures to stop the vandalism.
Resident #2: Resident requested a LICA dashboard for construction projects that are approved. Also stated concern that many strada residents are in violation.
Resident #3: Resident representative requesting the Board consider a request regarding relocation of sand.

- III. Secretary's Report
 A. Approval of Minutes Resolution: A motion was made, seconded, and unanimously carried to approve the July 10th, 2024; General Session Minutes as presented.

IV. Treasurer's Report

A. Financial Review June, 2024 Resolution: A motion was made, seconded, and unanimously carried to approve the financials dated June 30, 2024, and ratified as presented subject to year-end audit.

B. Financial Review July, 2024 No action.

C. Update on Expenses YTD No action.

D. Finance Committee Updates – Funds Transfer Ratification Resolution: A motion was made, seconded, and unanimously carried to ratify the following transfers:

1. Chase Acct 6791 transfer to PacWest Reserve AP Acct 0440 - \$51,869.48 – Clubhouse Exterior Refresh Payment
2. Chase Acct 6761 transfer to Chase Acct 9052 - \$500,000.00 – Correction Transfer
3. Chase Acct 9052 transfer to PacWest AP Acct 8803 - \$148,000.00 – July AP expenses
4. Chase Acct 9052 transfer to PacWest AP Acct 8803 - \$100,000.00 – Additional July AP expenses

V. Committee Reports The following agenda items serve as a placeholder for each Board liaison to provide any updates related to their assigned Committee(s).

A. Architectural Committee Camille Rizko

a. Architectural Meeting minutes Resolution: A motion was made, seconded, and unanimously carried to approve the Architectural Meeting Minutes dated July 15, 2024, and August 5, 2024, as presented.

B. Clubhouse/ Snack bar/Events David Hendler, Ronda Clark, Jeff Pence, Sid Crossley

a. 2024 Clubhouse Refresh Update No action.

C. Marine Facilities Alastair Fraser, Jeff Pence, Camille Rizko, Sid Crossley

a. Marine Facilities Update No action.

D. Tennis Club Catherine O'Hara

a. Facility Report and/or Update No action.

- E. Security/Traffic Safety/CERT/Patrol
 - a. Patrol No action.
 - b. CERT No action.

- F. Landscape Committee David Hendler, Ronda Clark and Mario Sustayta
 - a. Landscape Updates Updates, see below.
 - b. Ratification of Approved Landscape Proposals
 - Resolution: A motion was made, seconded, and unanimously carried to ratify the following Park West expenses approved by the Landscape Committee:
 1. Quote 1 -- Evergreen Pear Fire Blight - \$680.00
 2. Quote 116363 -- Main Entrance Mulch - \$425.00
 3. Quote 116362 -- Barcelona and San Remo Park - \$625.00

- G. Major Capital Improvement Committee (MCIC) Mario Sustayta, Ronda Clark, David Hendler
 - a. MCIC updates No action.

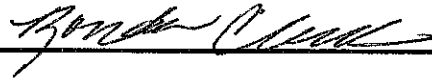
- H. City Relations Committee Catherine O'Hara, Alastair Fraser, Jeff Pence
 - a. Committee Action Items No action.

- VI. New Business
 - A. President's Comments This agenda serves as a placeholder for the Board President to provide any comments he may have.
 - B. Homeowner Orientation Coffee Meetings No action.
 - C. Communication to Residents No action.
 - D. Preparation for Reserve Study No action.
 - E. Corporate Transparency Requirement and Completion No action.
 - F. Home Sales/Rentals/Architectural Review Dashboard No action.
 - G. Security Patrol Action and Reports No action.

- H. Security Cameras Test Program No action.
- I. Wedding Request – 100 Via Genoa Resolution: A motion was made, seconded, and unanimously carried to approve the homeowners at 100 Via Genoa to reserve the clubhouse for their daughter’s wedding event on Saturday, May 31, 2025.
- J. Beach Placement Material on the Beach No action.
- K. 2023 Taxes Resolution: A motion was made, seconded, and unanimously carried to approve the 2023 taxes as prepared by Vanderpol and Company, CPA.
- L. 2025 Annual Election – Quorum requirements and Voting by Acclamation Resolution: A motion was made, seconded, and carried to approve the 2025 annual election quorum requirements as requiring a 50% participation and if not achieved after the initial vote date thereafter the participation rate be reduced to 20% participation. If applicable, voting by acclamation will be applicable if the number of candidates matches the number of opening on the board.
Ronda Clark: nay
- M. Directive 6 – Architectural Guidelines Proposed Change Adoption Resolution: A motion was made, seconded, and unanimously carried to adopt the proposed changes to the existing Directive 6 effective August 15, 2024.
- N. AC Replacement Proposals Resolution: A motion was made, seconded, and unanimously carried to fund up to a maximum of \$13,500 expense to replace the AC Unit located at the Clubhouse, to be funded from Reserves. Management has received three (3) bids.
- O. San Remo Awning Repair and Replacement Quote Resolution: A motion was made, seconded, and unanimously carried to fund the repair of the San Remo Tennis Court Awning, by Accent Awning up to maximum of \$2,700 to funded from Reserves. Management received four (4) bids.
- P. Backflow Repairs and Replacement Resolution: A motion was made, seconded, and unanimously carried to approve the expense from Bierman Backflow Service to repair the backflow at 906 Via Lido Nord and replace the backflow at 400 Via Lido Nord for a total cost of \$1,870.00, which shall be funded from Reserves.
- Q. Island Monument Sign No action.
- R. Jucar Tennis Court Fence Repair Resolution: A motion was made, seconded, and unanimously carried to approve the cost from Saddleback Fence to repair the Jucar Tennis Court fence (3 sections). The total cost is \$2,495.00; to be funded from Reserves.

- S. 2024 Holiday Lighting bids No action.
 - T. Holiday Christmas Boat Parade No action.
 - U. Lido Ad No action.
 - V. Next Board Meeting The next regular Monthly Board of Directors meeting will be held on Wednesday, September 11, 2024, at 6:00PM.
- VII. Adjournment There being no further business to come before the Board of Directors Session, the meeting is adjourned at 9:36 PM.

Ronda Clark



09/18/24

Secretary Print

Signature

Date