

# *Village Homes Property Owners Association*

*1040 Evenstar Avenue, Westlake Village, CA 91361*

## **BOARD OF DIRECTORS MEETING**

July 25, 2018

### **Minutes**

#### **CALL TO ORDER AND ESTABLISH QUORUM**

The meeting of the Board of Directors of Village Homes Property Owners Association of July 25, 2018 was called to order at 11:43 a.m.

#### **BOARD MEMBERS PRESENT**

A quorum was established with Board Members John Chavez, Darius Rahbar, Michael McGillivary, and Ramona Yoh.

#### **BOARD MEMBER ABSENT**

Laurence Stern

#### **OTHERS PRESENT**

Tish Matthews, Association Manager, The Emmons Company

#### **OLD BUSINESS**

##### **Appeal of Architectural Committee Denial**

The board discussed and reviewed the plans for lot 15301. A motion was made by John Chavez and seconded by Ramona Yoh as follows: Approved: the 36" high aesthetic feature (labeled "wall" on drawings) without gates so that the front yard is not fully enclosed. The two entry points, one at the garage area and one at the sidewalk may remain as long as gates are not added. Other open items for the home must be reviewed and approved by the architectural committee. The motion passed unanimously.

##### **Access for Irrigation to Evenstar Avenue Island**

A motion was made by John Chavez and seconded by Darius Rahbar for Pacific Construction to provide a bid, including permits if needed, to do exploratory work to repair the damaged irrigation line in the driveway of lot 301. This would include removal of up to 50% of the lower half of the driveway and replacement. A written agreement with the owner will be drafted. The motion passed unanimously.

#### **HOMEOWNER COMMENTS**

None.

#### **BOARD COMMENTS**

Mike McGillivary asked that the pool rules be refined for distribution. John Chavez asked that the parking lot bids be included for the August meeting as well as paint bids for the clubhouse for the post-wood work/termite treatment. Bids requested for stump removal along Westlake Blvd.

#### **ADJOURNMENT**

There being no further business, the meeting was adjourned at 1:20 p.m.

Respectfully submitted,  
Tish Matthews, Recording Secretary