Americana Gardens Homeowners Association

Board of Directors Special Executive Session Meeting Minutes August 29, 2022 \sim 1:00 pm Clubhouse & Via ZOOM (OPEN MEETING)

Notice of Meeting: In accordance with Civil Code Section 4920, notice of meeting and agenda items were posted at the community directories for the Special Session of the Board of Directors meeting of the Americana Gardens Homeowners Association.

Present: Kevin Todd, President

Dan Hawkins, Vice President (Zoom) Tamara Bulek, Treasurer (Zoom)

Olwen Garcia, Secretary

Kendall Kalweit, Director at Large (Zoom)

Also Present: Casey Jones, Desert Management

Christina Baine-DeJardin, Counsel for the Association- Delphi Law Group LLP

Call to Order: President Todd called the meeting to order at 1:10pm noting that all Directors were present.

Proposed Second Restated CC&Rs

- Section 6.18 Revised- President Todd made motion to accept revision. Seconded by Olwen Garcia; All in favor; Motion passed.
- Maintenance Matrix Revised- President Todd made a motion to accept revision. Seconded by Dan Hawkins; All in favor; Motion passed.
- Approval of Changes Document- President Todd made a motion to accept revision. Seconded by Olwen Garcia; All in favor; Motion passed.
- After minor changes to Section 6.18 and Maintenance Matrix, President Todd made a motion to accept and approve the Second Restated CC&Rs; Seconded by Tamara Bulek; All in favor; Motion Passed.

Proposed Second Restated Bylaws

No Changes - President Todd made a motion to accept and approve the Second Re-stated Bylaws; Seconded by Tamara Bulek; All in favor; Motion passed.

Proposed Official Mailed Ballot

Approval of Ballot - President Todd made a motion to accept the official mail ballot as presented by Counsel in place of Ballot presented by the Inspector of Elections; Seconded by Tamara Bulek; All in favor; Motion passed.

Proposed Official Cover Letter

Approval of Cover Letter- President Todd made a motion to accept and approve the cover letter; Seconded by Olwen Garcia; All in favor; Motion passed.

New Business Related to Proposed Second Restated Docs

None

Open Forum ~ On Topic Only

- * There being no On Topic Only questions or concerns, President Todd allowed Off Topic questions.
- Owner of unit 261 had questions about electrical wiring. President Todd explained Homeowner is solely responsible.
- Owner Unit 108 complaints regarding harassment by another tenant.

Next Meeting Date: September 12th, 2022 ~ General Session 2:00pm

Adjournment:

There being no further business to discuss, the meeting was adjourned at 1:50pm. Motion by Kevin Todd; Seconded by Tamara Bulek; All in favor; Motion passes unanimously.

I, Olwen Garcia, the duly appointed and acting Secretary of the Americana Gardens Homeowners Association, do hereby certify that the foregoing is a true and correct copy of the minutes of the Special Executive Session Board of Directors Meeting held on the above date and approved by the Board of Directors of the Americana Gardens Homeowners Association.

Attest:

Title