

Board of Directors Meeting
Persimmon Hill Homeowner Association

Thursday, January 19, 2017

1. The meeting was called to order at 7:05 p.m. in the home of Mary Kirby. Present were Board members Raoul Freeman, Mary Kirby, Raul Alvarado, Darrell Ralston and Bob Meyer.
2. Minutes of the December 1, 2016 Board meeting were read and approved.
3. Homeowner communications: None received
4. Reports:
 - a. The CERT disaster preparation information was distributed to all homeowners.
5. Old Business: No report.
6. New Business:
 - a. The Association Annual Meeting has been tentatively scheduled for April 20, 2017. Raoul will inform Concord, who will reserve the Chaparral room and inform homeowners.
 - b. Darrell reported that a homeowner has been renting both their main residence as well as their guest house in violation of the Association CC&Rs. The Board agreed that Raoul will send a letter to the homeowner, notifying them of this violation.
7. Association Document Updating
 - a. The proposed revised CC&Rs and Bylaws were reviewed and approved with additional changes. Bob will revised these documents and send to the Board for final review.
 - b. Raoul will contact four legal firms to obtain quotes for reviewing these revised documents for compliance with current California laws and regulations.
8. Public Comment: No additional homeowners were present.
9. Next Meetings:
 - a. Thursday, February 16, 2017, 7:00 p.m., at Bob's home.
 - b. Thursday, March 23, 2017, 7:00 p.m., at Raul's home.
10. The meeting was adjourned at 8:10 p.m.

Submitted by: Bob Meyer, Secretary