

**BREA GLENBROOK CLUB BOARD MEETING MINUTES**  
**Tuesday, January 12, 2021**

- **Meeting called to order:** 7:03 PM
- **Board Members Present:** President, Beth Riley;  
Vice-President, Deb Eliason;  
Treasurer, John Kern;  
Secretary/Management Liaison, Christine Denbo;  
Buildings & Grounds, Ed Munson;  
Community Relations, Ted Gribble;  
Member Relations, Bridget Steffensen  
Architectural Control, Darcie Giacchetto
- **Board Members Absent:** None
- **Staff Present:** Nancy Foxhall, Phil Baker
- **Visitors:** Ginny Baker
- **Vice President's Report:** Deb Eliason- No Report
- **Secretary's Report:** Christine Denbo  
Motion to approve the November 2020 Minutes  
Moted by: Ted Gribble  
Seconded by: Bridget Steffensen  
Minutes approved.
- **Treasurer's Report:** John Kern- Report Presented
- **Financial Reports presented for Approval:** Phil Baker  
November and December 2020 Financials were prepared and presented by Phil Baker. Our cash balance at the end of December 2020 was \$410,539.63. The Replacement Reserve balance for the month of December totals \$181,168.58. December 2020 month-end Delinquent HOA Dues Accounts Receivable were \$5325.00 for 46 properties ranging in balances due from \$10-\$420.

Motion to approve the November and December 2020  
Financials and the Treasurer's/Accountant's Reports  
as presented:  
Moted by: Bridget Steffensen  
Seconded by: John Kern  
Approved.

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- **Manager's Report:** Nancy Foxhall
  - November and December CDs were renewed. Interest earned was \$394.97 and \$25.28 respectively.
  - Due to COVID restrictions: All rentals for the remainder of the year have been canceled.
  - Late fees for homeowner dues will be reinstated beginning this month.
  - Office technology: replacement of two computers, one monitor, two web cameras have been purchased and installed.
  - Basketball Court resurfacing bids presented.
    - Motion to approve the bid from Truline  
in the amount of \$5590.00, from the  
Replacement Reserve Account:  
Motioned by: Ted Gribble  
Seconded by: Christine Denbo  
Approved.
  - Electrical repairs completed.
  - Pool deck repairs - contract signed and deposit delivered. Waiting to confirm start date.

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- **Architectural Control:** Darcie Giacchetto- Report Presented
- **Buildings & Grounds Report:** Ed Munson- Report Presented
- **Community Relations:** Ted Gribble- Report Presented
- **Member Relations:** Bridget Steffensen- Report Presented
  - Valentine's Day Spaghetti Dinner
- **Management Liaison:** Christine Denbo - Report Presented

**GLENBROOK ACTIVITY REPORTS:**

- **Women's Club Report:** No Report
- **CERT:** No Report
- **Swim Team Report:** No Report

**Bulletin Deadline:** 1/21/21

**BUSINESS ITEMS:**

- **Old Business:** None
- **New Business:** None
- **Meeting adjourned:** Motioned by: Christine Denbo  
Seconded by: Deb Eliason  
Approved.  
Meeting adjourned at 8:14 PM.

Minutes Respectfully submitted by Christine Denbo.  
Next Board Meeting: Tuesday, February 9th, 2021