

BREA GLENBROOK CLUB BOARD MEETING MINUTES

Tuesday, July 22, 2021

- **Meeting called to order: 7:10 PM**

- **Board Members Present:**

President, Beth Riley;
Secretary/Management Liaison, Christine Denbo;
Vice-President/Treasurer, Deb Eliason;
Community Relations, Ted Gribble;
Buildings & Grounds, Ed Munson;
Member Relations, Bridget Steffensen
Architectural Control, Darcie Giacchetto;

- **Staff Present:** Nancy Foxhall, Phil Baker

- **Visitors:** Ginny Baker

- **Secretary's Report:** Christine Denbo

Motion to approve the June 2021 Minutes
Moted by: Ted Gribble
Seconded by: Bridget Steffensen
Minutes approved.

- **Vice President/
Treasurer's Report:** Deb Eliason- Report given

- **Financial Report presented for Approval:**

Prepared and presented by Phil Baker.

The June End of Year 2021 Financials were prepared by Phil Baker. Our cash balance at the end of year end was \$477,386.55. The Replacement Reserve balance ends at \$187,506.72. June 2021 month-end Delinquent HOA Dues Accounts Receivable were \$2250 for 26 properties ranging in balances due from \$5-\$350.

Motion to move \$56,000.00 to the Operational Reserve Account:
Moted by: Deb Eliason
Seconded by: Christine Denbo
Approved.

Motion to approve the June 2021 Financials and the Treasurer's/Accountant's Reports as presented:
Moted by: Darcie Giacchetto
Seconded by: Deb Eliason
Approved.

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- **Manager's Report:** Nancy Foxhall

- Pickleball lines repainted black. Lines still faint. Read a letter from residents regarding this issue and their request to paint the "kitchen" Court is multi use for other activities so this was decided against. Will possibly try to repaint the lines another color.
- Fall Family Fun Night scheduled for 10/2/2021 from 6-9pm
- Work Comp quote from AP Integro Insurance Group presented.

Motion to accept the Work Comp bid from AP Integro Insurance Group, LLC in the amount of \$3,839:

Motioned by: Beth Riley

Seconded by: Deb Eliason

Approved.

- Canceled wicker furniture from Living Spaces due to backorder issues. Waiting for a refund of \$3722.76.
- Landscaping upgrades completed
- Rubber mulch arrives at the end of July.
- Got bids for recessed lighting in the game room and main lounge.
- Bid presented from Affordable Awnings. Getting more bids on sail shades for the playground.
- Pool furniture coming soon.

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- **Architectural Control:** Darcie Giacchetto- Report Presented.
Letters have been sent.
 - Need to start to fine and take legal action against repeat offenders.
 - Add no Air B&B to disclosures and also site violation of the Municipal Code.
 - Send a letter from the attorney to Ravenscrest address.

- **Buildings & Grounds:** Ed Munson- Report Presented

- **Community Relations:** Ted Gribble- Report Presented

- **Member Relations:** Bridget Steffensen- Report Presented
Will be scheduling the Singles group to meet again soon

- **Management Liaison:** Christine Denbo -
Report Presented with Manager's Report
 - Report of Aqua, Swim Lessons, Masters and Swim Team.
 - New pool deck furniture to be shipped to the installer the week of 7/26/21.

GLENBROOK ACTIVITY REPORTS:

- **Women's Club Report:** Selling spots for the 2021 Holiday Bazaar
- **CERT:** No Report
- **Swim Team Report:** Masters will complete their session on 7/28/21. Swim Team will complete their season on 8/9/21.

BUSINESS ITEMS:

Old Business: None
New Business: None
Bulletin Deadline: 7/21/21

Meeting adjourned for the Annual Meeting at 7:59 pm.

Meeting re-opened at 8:32 pm. Meeting adjourned for the evening at 8:56 pm

Motioned by: Ed Munson, Seconded by: Ted Gribble, Approved.

Minutes Respectfully submitted by Christine Denbo.