

**San Clemente Shorecliffs Beach Club Association  
General Session Meeting Minutes  
October 13, 2015**

1 Upon due notice, given and received, the Board of Directors of the San Clemente  
2 Shorecliffs Beach Club Association held their regularly scheduled Board of  
3 Directors Meeting on Tuesday, October 13, 2015 at the San Clemente Shorecliffs  
4 Beach Club. Board President, Tom Marier called the Meeting to order at 7:02 p.m.  
5 with a quorum of Directors present.

6

7 **Directors Present**

8 Tom Marier, President

9 Dan Flynn, Vice President (*over the phone*)

10 Danny Werner, Secretary

11 Hal Kolp, Treasurer

12 Steve Elmer, Director

13 Don Sterner, Director (*arrived at 7:15 p.m.*)

14

15 **Directors Absent**

16 Brian Manning, Director

17

18 **Also Attending**

19 Courtney Ekeberg, CMCA®, AMMCOR

20 Don Thorne, Beach Club Manager

21 One (1) homeowner

22

23 **Executive Session Meeting Matters**

24 In accordance with California Civil Code Section 4935(e), the Board of Directors  
25 notes the following topics were discussed during an Executive Session held on  
26 October 13, 2015.

27 1. Approval of the Executive Session Meeting Minutes for September 8, 2015.

28 2. Delinquency Review.

29 3. Hearing regarding a homeowner's tenant failing to abide by the club rules.

30 4. Discussed the manager and employee's guidelines.

31

32 **Homeowner's Forum**

33 One (1) homeowner was in attendance and no items were discussed.

34

Executive Session

Homeowner Forum

35 **Secretary's Report**  
36 The Board of Directors reviewed the Minutes from the September 8, 2015 General  
37 Session Meeting. Following review, a motion was made by Danny Werner and  
38 seconded by Hal Kolp to approve the Minutes as presented. The motion carried  
39 unanimously.

Secretary's Report

40  
41 **Treasurer's Report**  
42 The Board of Directors reviewed the September 22, 2015 Financial Statements.  
43 Following discussion, a motion was made by Danny Werner and seconded by Steve  
44 Elmer to accept the Financial Statements subject to the Annual Audit. The motion  
45 carried unanimously.

Treasurer's Report

46  
47 **Manager's Reports**  
48 Don Thorne stated that the club has had six (6) parties since the September meeting;  
49 electrical repairs the exterior light have been completed; the sliding glass door's  
50 locking mechanism is on order and the key lock to the tennis courts have been  
51 repaired.

Managers Reports

52  
53 **Activity Reports**  
54 **Recreation**  
55 The final event of the year will be on October 24, 2015.

Activity Reports

Recreation

56  
57 **Newsletter and Flyers**  
58 No new business reported.

Newsletter & Flyers

59  
60 **Maintenance**  
61 No new business reported.

Maintenance

62  
63 **Membership**  
64 No new business reported.

Membership

65  
66 **Old Business**

Old Business

67 **Monument**

Monument

68 President Tom Marier stated that he will be attending a meeting with the City's Sign  
69 Review Committee on October 14, 2015.

70

71 **Draft Budget**

Draft Budget

72 The Board of Directors reviewed the draft budget. Following discussion, a motion  
73 was made by Danny Werner and seconded by Steve Elmer to approve the budget with  
74 a \$15.00 yearly assessment increase. The motion carried unanimously.

75

76 **New Business**

New Business

77 **Annual Meeting Date**

Annual Meeting Date

78 The Board of Directors discussed the annual meeting date. Following discussion, a  
79 motion was made by Hal Kolp and seconded by Danny Werner to hold the meeting  
80 on January 23, 2015 at 1:00 p.m. The motion carried unanimously.

81

82 **Inspector of Elections**

Inspector of Elections

83 The Board of Directors discussed hiring Feldsott & Lee as the Inspector of Elections  
84 for the Annual Meeting. Following discussion, a motion was made by Steve Elmer  
85 and seconded by Danny Werner to contract with Feldsott & Lee. The motion carried  
86 unanimously.

87

88 **C.G. Landscape Proposal**

C.G. Landscape

89 The Board of Directors reviewed the proposal in the amount of \$1,567.11 to install an  
90 irrigation controller and drip tubing at the Camino Capistrano and Avenida Vaquero  
91 entrance. Following discussion, a motion was made by Hal Kolp and seconded by  
92 Danny Werner to approve the proposal. The motion carried unanimously.

93

94 **Board Member Comments**

Board Member

95 Changing the hours on the rental agreement. It was the general consent of the Board  
96 to table the discussion until the November meeting.

97

98 **President's Comments**

President's Comments

99 No comments.

100

101 **Next Meeting**

Next Meeting

102 The next meeting of the Board of Directors will be November 10, 2015 at the Beach  
103 Club.

104

105 **Adjournment**

Adjournment

106 There being no further business to come before the Board it was the general consent  
107 of the Board to adjourn the meeting at 7:27 p.m.

108

109 **Attest**

Attest

110

111

112

\_\_\_\_\_  
President

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Secretary