

**San Clemente Shorecliffs Beach Club Association
General Session Meeting Minutes
August 8, 2022**

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 Monday, August 8, 2022 at the club, 2771 N. El Camino Real,
4 San Clemente, CA 92672 and Zoom.us. President Kumi Elston called the Meeting
5 to order at 7:00 p.m. with a quorum of Directors present.

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7 **Directors Present**

Directors Present

8 Kumi Elston, President

9 Hal Kolp, Treasurer

10 Danny Werner, Secretary

11 Diane Wenzel, Director

12 Allison Anawalt, Director

13 Nate Brown, Director

14 Tobias Halbmaier, Director

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16 **Directors Absent**

Directors Absent

17 Chris Wade, Vice President

18 Dan Flynn, Director

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20 **Also Attending**

Also Attending

21 Club Manager Tracey Edwards

22 Two (2) homeowners

23 Courtney Ekeberg, CMCA®, Ammcor

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25 **Executive Session Meeting Matters**

Executive Session

26 In accordance with California Civil Code Section 4935(e), the Board of Directors
27 notes the following topics were discussed during an Executive Session held after this
28 General Session Meeting on August 8, 2022:

29 1. Approved the June 13, 2022 Executive Session Meeting Minutes.

30 2. Delinquency Review.

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32 **Homeowner's Forum**

Homeowner's Forum

33 Two (2) homeowners were in attendance and one (1) homeowner spoke about a late
34 fee waiver request.

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Secretary’s Report

The Board of Directors reviewed the Minutes from the June 13, 2022 General Session Meeting. Following review and discussion, a motion was made by Hal Kolp and seconded by Nate Brown to approve the Minutes as presented. The motion carried unanimously.

Treasurer’s Report

The Board of Directors reviewed the June 22, 2022 and July 22, 2022 Financial Statements and reports provided by Treasurer Hal Kolp. Following review and discussion, a motion was made by Danny Werner and seconded by Nate Brown to accept the Financial Statements subject to the Annual Audit. The motion carried unanimously.

Newman HOA, CPA Proposal

The Board of Directors reviewed the proposal in the amount of \$1,400.00 for the 2022 audit and tax preparation and filing. Following review and discussion, a motion was made by Danny Werner and seconded by Nate Brown to approve the audit at a cost of \$1,200.00. The motion carried unanimously.

Advanced Reserve Solutions

The Board of Directors reviewed the updated Reserve Study. Following review and discussion, it was the general consent of the Board of Directors to approve the study.

Manager’s Reports

Club Manager Tracey Edwards provided the Board of Directors with her report. No action required.

TD Sports Commercial

The Board of Directors reviewed the proposal for repairs to the courts. Following review and discussion, a motion was made by Kumi Elston and seconded by Hal Kolp to approve the patch work only at a cost of \$1,500.00. The motion carried unanimously.

Secretary’s Report

Treasurer’s Report

Newman, HOA CPA

Advanced Reserve So

Managers Reports

TD Sports Commerci

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70 **General Business**

General Business

71 **Recreational Committee**

Recreational Commit

72 The next events will be the Chili Cook off on August 13, 2022, the Cornhole
73 Tournament on August 14, 2022 and the Skinny Tides Band on August 20, 2022. No
74 action required.

Ties

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76 Labarre/Osknee Insurance Agency

Labarre/Oksnee

77 The Board of Directors reviewed the proposal insurance renewal proposal in the
78 amount of \$14,725.04. Following review and discussion, a motion was made by Hal
79 Kolp and seconded by Danny Werner to approve the proposal as presented. The
80 motion carried unanimously.

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82 **Rule Change Adoption**

Rule Change Adoptio

83 The Board of Directors reviewed the proposed changes to the existing Election
84 Rules, allowing accumulation, that has already been sent to the membership for the
85 28-day comment period. Following review and discussion, a motion was made by
86 Hal Kolp and seconded by Danny Werner to adopt the rules as presented. The
87 motion carried unanimously.

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89 **Next Meeting**

Next Meeting

90 October 10, 2022 at 7:00 p.m. at the Beach Club, 2771 N. El Camino Real, San
91 Clemente, CA 92672 and Zoom.us with Meeting ID: 892 9569 3057 and Passcode:
92 110809.

93

94 **Adjournment**

Adjournment

95 There being no further business to come before the Board of Directors, a motion was
96 made by Hal Kolp and seconded by Danny Werner to adjourn the meeting at 7:43
97 p.m. The motion carried unanimously.

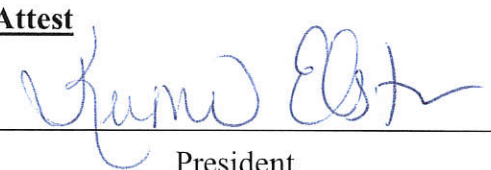
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99 **Attest**

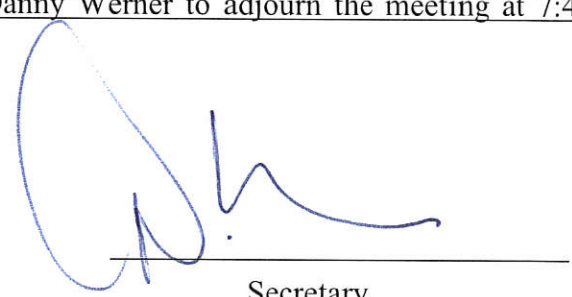
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President



Secretary

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