

FOREST HILL ASSOCIATION
BOARD OF DIRECTORS MEETING
June 8, 2015

The meeting was called to order at 7:05 p.m. by Tom Cooke, as Board President, Mark Watts was absent, and was adjourned at approximately 8:45 p.m.

1. Notice:

A copy of the notice of the meeting was sent on June 2, 2015 to each director via email and posted in the kiosk outside the clubhouse.

2. Quorum:

Quorum was met. FHA directors present Diane Wara, Eric Buonassisi, John Graves, Tom Cooke, and Charlene Padovani Kiesselbach.

FHA Directors not present: Mark Watts and Barney Deasy.

Actions Taken:

- A. The minutes of the Forest Hill Board of Directors' meeting held on May 11, 2015 was voted on and approved by all directors present. Motion carried.
- B. Motion was made to not enter into any NEW rental agreements that include amplified music until the Board looks into the rental policy and the noise issue is addressed. FHA directors Wara, Graves, Cooke & Kiesselbach approved, and Director Buonassisi abstained. Motion carried.
- C. Motion made to approve sending the letter Paul Bessieres submitted (see attached document #2), with the paragraph taken out. Motion approved by all directors. Motion carried.

3. Treasurer's Report:

The Financial Reports for the second month (May) of our new Fiscal Year 2015 are attached for review.

- o Income for the month was split 50:50 between late assessments coming in (\$14,004) and Clubhouse rental income (\$14,575). Expenses were very light at \$15,836 leaving us with a net income of \$12,810 for the month.
- o Except for the Insurance expenses, which are prepaid for the most part in April, all other categories are under budget through the first 2 month of the new fiscal year.
- o Our cash balance in all checking accounts increased to \$382,529 at month end after making the \$100,000 principal payment to Union Bank.
- o We have collected 97% of our assessments through May compared to 98.3% last year. We expect a large part of the \$11,755 assessment receivables will be paid before we send out late letters at the end of June with 5% late fee added to the due amount.
- o The bank loan principal is now below \$362,000. Our strong financial future will be shared with the community in the Q2 Newsletter which will be mailed out in another week or so.
- o Motion to approve Treasurer's Report unanimously approved.

4. Clubhouse Noise Concerns:

- Wes Gutknecht, FHA member living at 576 Dewey introduced himself and stated he had delivered a 3 page letter to each of the FHA Directors (see attached) and stated that when the FHA wrote the permit the FHA stated they would have 30-40 events and now the FHA is well over 100. The noise and frequency is affecting the quality of life for them.
- Phil Kipper, resident at 385 Magellan played back a recording taken from their home on May 9th and May 16th which goes against what is written in the Clubhouse rental agreement pg. 5, first paragraph under Noise: “Any music of noise from the event needs to be contained within the Clubhouse premises at all time. Renter shall not knowingly disturb any neighbors and shall not create any nuisance. “
- Sally Kipper, resident at 385 Magellan stated that children run up and down the street screaming and even go up their front stairs. Sally also stated that West of Twin Peaks Council meetings have guests speaking loudly outside after their meetings.
- Garrett Wong at 376 Magellan says the rental trucks that pick up lower the gates on their trucks late at night and make loud noises as well as debris comes into their yard from 381 Magellan.
- Edith Ho at 376 Magellan stated she has a harder and harder time with the parking situation. She cannot park in front of her home.
- Martha Angove at 368 Magellan states she can hear the music from her home.
- After much discussion the FHA Board acknowledged that the peace and enjoyment of the immediate neighbors of the clubhouse is important and that they would look into ways to reduce the noise.
- Paul Bessieres stated that Acoustical Consultant Dennis Paoletti was hired to come into the clubhouse and see what can be done with the building (curtains vs. new windows etc.)
- Motion was made to not enter into any NEW rental agreements that include amplified music until the Board looks into the rental policy and the noise issue is addressed. FHA directors Wara, Graves, Cooke & Kiesselbach approved, and Director Buonassisi abstained. Motion carried.

5. Finance Committee Report: Not presented

6. Activities Committee:

- a. Tom Cooke stated that he could use help with the FHA Picnic coming up in August 30th at 2p.m.

7. Architectural Review:

- a. Paul Bessieres submitted a letter on behalf of Mark Watts to Delvin Washington & Nancy Tran and asked that the Board approve sending the letter out. Letter is an objection to the project at 2181 Ninth Avenue in Forest Hill by project sponsor Trent & Liz Moore. Drawings state that the FHA approved the plans and FHA Board states that the owner misrepresented this information to the planning department as only the FHA architectural review committee approved the drawings, not the FHA Board.

