

CASA BLANCA ASSOCIATION  
BOARD OF DIRECTORS MEETING MINUTES  
Downey Savings Conference Room  
Palm Desert, CA  
January 20, 2009

I. CALL TO ORDER:

President Gail Christiansen called the meeting to order at 10:00 A.M., in the Community Room at Downey Savings Bank in Palm Desert.

II. ROLL CALL OF DIRECTORS:

Board Members present were Gail Christainsen, Jim Laraby, Jerry Winer, Lindsay Griffith and Dorothy Saulnier . Also present was Dick Stephan of J.and W. Management Co. and 14 Homeowners.

III. MINUTES OF PREVIOUS MEETING:

On a motion by Saulnier, 2nd by Laraby, the minutes of the meeting held on December 16, 2008 were approved unanimously.

IV. FINANCIAL STATEMENTS:

On a motion by Winer, 2nd by Laraby, the financial Statements as of December, 2008 were unanimously accepted.

V. TREASURER REPORT:

Griffith reported that that the reserve fund was \$399,350 and that it earned over \$20,000 in interest in 2008. She also reported hat all reserve obligations were 100% funded.

VI. MANAGEMENT REPORT:

Stephan reported that the roof repairs would be completed today. He also reminded The group that the local area was experiencing a lot of break- ins and other property crimes.

VII. HOMEOWNER FORUM:

One homeowner questioned the practice of not replacing trees. It was explained that this is the policy at this time as there were more trees than the original plan called for.

VIII. COMMITTEE REPORTS:

LANDSCAPE: Howard Butzer submitted a written report that is filed with the minutes.

ARCHITECURAL: One application this month will be returned to be notarized.

SOCIAL: No report

COMMUNICATIONS: Syd Sonneborn read and then submitted a written report on the Committee meeting.

IX. OLD BUSINESS:

The bid for the tertiary pump was tabled pending some research by a homeowner.

X. NEW BUSINESS:

The Board approved a \$10,531 bid from Dana Pike for wood repair and stucco repair through out the property. This project will start in March. The vote was 5 to 0.

The recommendation to build a kiosk was tabled pending the proposal from an Ad-hoc committee.

Stephan was asked to see that a plumber was contacted to unplug the drains that the roof cleaning project could not free up.

Stephan will contact Light Source regarding the timers for the tennis court lights.

XI. ADJOURNMENT:

The meeting was adjourned at 11:15 A.M. Next meeting scheduled for 10 A.M. on February 17, 2009.