

West Point Loma Owners Association, Inc
4532-4578 West Point Loma Blvd
San Diego, California 92107

Minutes of Meeting September 20, 2022

The HOA meeting was brought to order by the president at 6:00pm via ZOOM. In attendance at the meeting were:

Andi Hargis (4536, Secretary)

Steve Haynes (4542, Treasurer)

Mark Evinger (4546, President)

Agenda

- **Comments from residents regarding matters not on the agenda**
- **Maintenance /repairs (previous and new)**
- **Landscaping (previous and new)**
- **Resident issues**
- **HOA administration issues**
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Comments from residents regarding matters not on the agenda

- **No comments were received.**

Maintenance /repairs (previous and new)

- **Un-resolved Locking hose bibs**
- **Annual termite inspection notices were sent with owners annual mailing.**
- **Spa pump was replaced for just under \$1000. Paid the amount that was on the estimate to Never Winter Pools.**
- **Roof leak was reported from 4556. There was rain on the 9th 10th and 11th of September. Andi will call Courtesy Roofing to inspect.**

Landscaping (previous and new)

- **Andi will schedule with Elephant Tree Care for tree trimming of all trees.**
- **Look into removing a bush and grass area located in front of 4538 and 4540.**

Resident Issues

- **On Friday, September 16th noise was reported in the early morning hours in the back parking lot. Will keep documentation of complaints to see if this becomes an issue. There are no current rules or fines for noise complaints.**
- **It was recently discovered that 4548 has 2 un-registered dogs. Steve will send notice to resident, property manager and owner about the issue and the issue should be resolved by next meeting.**

HOA administration issues

- **Annual owner information form was sent after the last meeting. Some have already been returned. The others are assumed to be correct with no changes.**
- **BOD election schedule will be similar to last year with November 17th 2022 to be in receipt of any new nominations.**
- **Steve will arrange for the reserve study to be completed this year. Generally is completed every 3 years.**
- **Organic recycling has been an on going issue with Waste Management. They are charging \$120 per month for 4 pickups. They claim to have picked up the organic recycling but Steve had put dated bags in the bin proving they have not picked it up. Waste Management replied saying that a manager of the account will contact Steve tomorrow. Steve will check to see if it is possible to cancel the service until they are able to comply with pick ups.**

Financial Reports

- **Owners who use the Wells Fargo pay service to pay their HOA monthly dues are arriving after the 15th of the month. They are considered late after the 15th. Steve will add a notice in the annual mailing to inform them to contact their bank and insure that the payment is received on time, otherwise late penalties will apply.**

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Meeting was adjourned at 7:04pm Next meeting scheduled for November 1, 2022, at 6:00pm via ZOOM.

Minutes submitted on behalf of the board.

Andi Hargis

Secretary