

COUNTRY ROADS MAINTENANCE CORPORATION
GENERAL SESSION MEETING MINUTES
SEPTEMBER 10, 2020
Page 1 of 2

BOARD MEMBERS PRESENT: Laurie Andrews
Jason Philpot - Via Teleconference
Nate Goldstein

BOARD MEMBER ABSENT: None

MANAGEMENT REPRESENTATIVE: Kristina Thomas
Keystone Pacific Property Management, LLC

EXECUTIVE SESSION SUMMARY – JANUARY 16, 2020

- A. Executive Session Meeting Minutes from February 13, 2020
- B. Hearings for Compliance Matters
- C. Delinquent Accounts
- D. Legal Matters

CALL TO ORDER

The General Session meeting of the Country Roads Maintenance Corporation was called to order by Secretary, Laurie Andrews at 7:00 P.M. at Starbucks 27890 Clinton Keith Rd, Ste A, Murrieta, CA 92562.

PROOF OF NOTICE

Proof of Notice was recorded by Management

HOMEOWNER FORUM

There were no homeowners present for homeowner forum.

CONSENT CALENDAR

A motion was made, seconded and carried to approve the following items on the consent calendar: M/S/C 3/0

- A. **Approval of General Session Minutes/Architectural Submittal Report – RESOLVED**, to ratify the actions taken and approve the minutes taken by Management from the February 13, 2020 General Session Board Meeting, and Architectural Submittal Report as of February 13, 2020 to September 5, 2020 as submitted.
- B. **Financial Statements – RESOLVED**, to accept the January 31, 2020, February 29, 2020, March 31, 2020, April 30, 2020, May 31, 2020, June 30, 2020 and July 31, 2020 financial statements, as well as, associated Board correspondence in accordance with AB 2912, as submitted.

NEW BUSINESS

- A. **SB 323 – Election** – A motion was made and seconded and carried approving the draft proposed Election Rules after a 28 day review by the membership. M/S/C 3/0
- B. **Lien Authorizations** – Per the delinquency report generated on July 7, 2020 the following actions on delinquent accounts for unpaid assessments and applicable charges as outlined below. M/SC 3/0
- C.

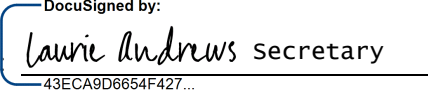
COUNTRY ROADS MAINTENANCE CORPORATION
GENERAL SESSION MEETING MINUTES
SEPTEMBER 10, 2020
Page 2 of 2

APN #	Decision
APN# 480-140-008	Lien was approved.
APN# 480-130-021	Lien was approved.
APN# 480-142-017	Lien was approved.

- D. **Proposed Gates to the Community** – The Board discussed the installation of community gates. No action was required at this time.
- E. **Audit and Tax Preparation Proposals** – A motion was made, seconded and carried approving the proposal from Wertz & Company at the cost of \$950.00. M/S/C 3/0
- F. **Annual Maintenance Inspection Proposal** – A motion was made, seconded and carried approving the proposal submitted by Protec Building Services at the cost of \$750.00.
- G. **Newsletter Topics** – The Board requested that Management include a reminder notice in the next newsletter regarding storage of trash receptacles in view of the common area.
- H. **Next Meeting Agenda** – There were no requests.
- I. **Next Meeting Date** – To be determined.

ADJOURNMENT

There being no further business to discuss, the meeting was adjourned at 7:15 P.M.

ATTEST 
43ECA9D6654F427...

DATE: 1/25/2021 | 4:47 AM PST