

Top O' Topanga Homeowners Association
Board of Directors Meeting
Regular Session: 6:00 P.M. to 9:00 P.M.
September 26, 2005

A. CALL TO ORDER

The meeting was called to order by President Andrea Tice.
Meeting held in the Clubhouse Library, Top O' Topanga.

B. ROLL CALL

Present: President Andrea Tice, Derek Christopher, Carol
Piekaar, Stephen Murray, Geo Snelling

Absent: Stephen Braun, Neal Grabowski

Lordon Management Representatives: Donalea Bauer, Melinda
Tolbert

Guests: David Soliz/Onsite Manager/Recording secretary

C. SECRETARY'S REPORT

Stephen Murray motioned to accept the minutes with the following
change: Page 3, New Business, item 5: Delete the word 'hillside'.
Carol Piekaar seconded the motion and the motion was carried
unanimously.

D. TREASURER'S REPORT

"In accordance with Title 6, Section 1365.5 of the California Civil
Code", the Association's reconciliation's and reserve accounts
has been reviewed by the entire Board of Directors.

As of 8/31/2005

Total Assets: \$1,168,569.61

Current monthly surplus: \$19,118.18

Current yearly surplus: \$47,116.84

Total Assets: Financials reviewed.

1. The following are investment accounts requiring Board
decision:

A. Derek Christopher motioned to rollover the CoAmerica Monthly CD in the amount of \$555,000.00 to a 6 month to one year CD. Carol Piekaar seconded the motion and the motion was carried unanimously.

E. COMMITTEE REPORTS

ARCHITECTURAL COMMITTEE

No report

EMERGENCY PREPAREDNESS COMMITTEE

No report

PARKING COMMITTEE

SOCIAL COMMITTEE

ZUNI PARK COMMITTEE:

ARCS COMMITTEE:

TAX COMMITTEE:

RV COMMITTEE:

LANDSCAPE COMMITTEE:

INFRASTRUCTURE COMMITTEE:

ONE WAY STREET COMMITTEE:

Lordon to request that Miriam Fehring send a report to the board.

F. BOARD BUSINESS:

G. OPEN FORUM

1. Barbara Webb; 1141 Mohawk: Thanked Lordon Management for their quick response and handling of the SCE power outage.
2. Liz Cross; 111 Navajo: Lamp is out. David Soliz to follow-up.
3. Nader Kayvanfar; 1149 Apache: 1. Gas lamp at 165 Apache is out. 2. Who is fixing the sewer line

- problem, SCI or the HOA? Melinda Tolbert to follow-up for a bid to fix repairs. 3. Status on request to build a 2 story house on the perimeter of Zuni. This issue has been deferred to Executive Session.
4. Selina Maher; 156 Apache: Why did I receive a parking letter when others do similar parking? When a photo is taken that shows bikes on the street and the flatbed of a pickup extending into the street to possibly divert traffic is cause for a citation and letter.
 5. Donna Young; 131 Pueblo: 1. Sumac growing again behind 131, 132 Pueblo. 2. Gopher holes on hillside and backyard. 3. Odor coming up from the water treatment plant. Lordon/David to investigate on all issues.
 6. Mark Polifka; 1132 Mohawk: 1. Never received a reply on a June letter regarding parking between 1133, 1134 Mohawk. Why am I not allowed to park? Deferred to Executive Session.
 7. Gino Picciolo; 149 Apache: 1. Have the street lamps been fixed? This is being addressed by SCI. 2. What is the status of the tree trimming? Scheduled in the spring and winter. 3. Who is responsible for the party at 121 Apache, Security or Lordon? Next time, how will it be dealt with? Currently in the process of hiring a new security company.
 8. David Davey; 115 Navajo. Introduced himself as a new resident.
 9. Vern Poore; 104 Pawnee; Early mornings, there is dog pooh on the street?
 10. Norm Felsot; 184 Comanche: 1. First time there was a power outage, I lost \$400 in food. Recommend a backup generator. SCE displayed bad communications during the outage. 2. What is being done with parking over the edge, apron?
 11. Sue Corrigan; 1303 Zuni: Overgrown bush/pine tree in hillside common area. David Soliz to follow-up.

H. HOMEOWNER REQUEST (waiver/reimbursement requests/architectural approval)

Geo Snelling

DISCLAIMER NOTICE: Any changes in the above minutes will be reflected on the next Month's Board of Directors Meeting Minutes.