

**Westwood Community 5 Association, INC.**  
**Board of Directors Meeting**  
**Minutes**  
**May 8, 2018**

At 7:00 pm President Luis Penalzoza called the meeting to order and led a pledge of allegiance with a moment of silence for our first responders.

Also, in attendance were John Hartnett, Paul Fraschilla, Sara Costa, Roy Atherton, Jonathon Valbuena, Madison Pelei and Alecia Sinclair.

Sara Costa read the minutes of the April 4, 2018 Board of Directors meeting. John Hartnett made a motion to accept the minutes as read. The motion was seconded by Paul Fraschilla. All were in favor. Motion carries.

President Luis Penalzoza reported on the vandalism occurring in the clubhouse bathroom and that police reports have been made.

Treasury report Paul Fraschilla reported we have \$294, 757.57 in our accounts as of April 30, 2018. We have \$37, 298 in delinquencies

Sara Costa reported there were 7 new owners and 2 new rentals

Maintenance report Roy Atherton the clubhouse roof was being reported and the goal was patch it until we own it.

Paul Fraschilla made a motion to accept Goldwyn and Stevens letter of representation as the attorney for the Association. The motion was seconded by Jonathan Valbuena. Alecia Sinclair disapproved.

John Hartnett made a motion to table the hiring of a Certified public accountant and audit Seconded by Paul Fraschilla. All were in favor

Luis Penalzoza made a motion to accept the proposal from Zimmy Electric in the amount of \$3,700 to repair the security system. All were in favor except Alecia Sinclair.

John Hartnett made a motion to accept the proposal for a property manager from L&T management. Roy Atherton and Alecia Sinclair disapproved. Motion carries.

Paul Fraschilla made a motion that all fences must not pass the front wall of the neighboring house. The motion was seconded by Jonathan Valbuena. All were in favor

Sara costa made a motion to table additional discussion of fences on canals. The motion was seconded by Jonathon Valbuena. All were in favor.

Paul Fraschilla made a motion to adjourn the meeting at 9:02. The motion was seconded by Madison Pelei. All were in favor.

Respectfully submitted

Sara Costa

Secretary