

**Howe Association Management, Inc.**  
**485 Hartz Avenue**  
**Danville, CA 94526**  
**925.837.2805**

MAGEE RANCH HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING MINUTES  
July 12, 2023

The Meeting was called to order at 6:03 p.m. In attendance were Board Members Andy Rodgers, Ron O'Dell, Deidre Woram and James Losi. Board Member Christopher Cross was absent. Also, in attendance was Jackie Howe, Property Manager, and several Homeowners.

**CALL TO ORDER:** At the beginning of the Board Meeting, each Household will be invited to discuss items up to 3 minutes. For issues requiring more time, homeowners are welcome to request it be added to the next Agenda. Agenda items must be noticed to the Membership four days in advance of a Board Meeting. To keep meetings efficient and orderly, the host will mute the microphones of all non-Board Members after the end of homeowners' participation except Committee Chairpersons and Management. There were no action items.

**MINUTES**

The Board reviewed and discussed the May 2023 Meeting Minutes. The Board approved the Minutes.

**FINANCIALS**

The Board reviewed and discussed the May 2023 Financial Statements. The Board accepted the Financials.

The Board reviewed and discussed the June 2023 Financial Statements. The Board accepted the Financials.

**DELINQUENT ACCOUNTS – NONE:** No action items.

**COMMITTEE REPORTS**

ARCHITECTURAL: No action items.

ARCHITECTURAL/DRC APPLICATION LOG: No action items.

LANDSCAPE: Management will request New West Landscaping check irrigation valves regularly to make sure they are not leaking or defective.

NEWSLETTER: No action items.

**STANDARD BOARD PACKAGE INFORMATION**

CC&R DETAILS: No action items.

WORK ORDER SUMMARY – NONE: No action items.

WATER BILLS: No action items.

INCOMING/OUTGOING CORRESPONDENCE

CONTINUING MONTHLY FINE

ACCOUNT 215 – CONSTRUCTION MATERIAL/INAPPROPRIATE ITEMS IN FRONT/SIDE OF FRONT YARD: The Board voted to waive the fines as the issue has been corrected.

### **OLD BUSINESS**

WEBSITE PROGRESS – UPDATE FROM BOARD MEMBER ANDY RODGERS: No action items.

REVISION OF CC&Rs AND BYLAWS – BOARD TO MEET WITH HOA ATTORNEY – UPDATE: No action items.

SBA LOAN – \$702,300 – REQUIRES VOTE OF MEMBERSHIP – UPDATE: No action items.

### **NEW BUSINESS**

MANAGEMENT ASSIGNED TO HAS: No action items.

As there was no further business before the Board, the meeting was adjourned into a GHAD Board Meeting at 6:59 p.m.