

**San Clemente Shorecliffs Beach Club Association  
General Session Meeting Minutes  
March 8, 2016**

1 Upon due notice, given and received, the Board of Directors of the San Clemente  
2 Shorecliffs Beach Club Association held their regularly scheduled Board of  
3 Directors Meeting on Tuesday, March 8, 2016 at the San Clemente Shorecliffs  
4 Beach Club. Vice President, Dan Flynn called the Meeting to order at 7:05 p.m.  
5 with a quorum of Directors present.

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7 **Directors Present**

8 Dan Flynn, Vice President

9 Danny Werner, Secretary

10 Hal Kolp, Treasurer

11 Don Sterner, Director

12 Paul Fisher, Director

13 Robert Coscione, Director

14 Steve Elmer, Director

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16 **Directors Absent**

17 Tom Marier, President

18 Brian Manning, Director

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20 **Also Attending**

21 Courtney Ekeberg, CMCA®, AMMCOR

22 Two (2) homeowners

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24 **Executive Session Meeting Matters**

25 In accordance with California Civil Code Section 4935(e), the Board of Directors  
26 notes the following topics were discussed during an Executive Session held on  
27 March 8, 2016:

- 28 1. Approved the Executive Session Meeting Minutes for February 9, 2016.
- 29 2. Delinquency Review.
- 30 3. Interviewed candidates for the club manager position and hired Jay Elston as the  
31 manager and Emma Schwied as the assistant manager.

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Executive Session

<p>35    <b><u>Homeowner’s Forum</u></b></p> <p>36    Two (2) homeowners were in attendance and commented on the new hotel being</p> <p>37    built by the outlets and the possibility of the association allowing the guest to use the</p> <p>38    club.</p> <p>39</p> <p>40    <b><u>Secretary’s Report</u></b></p> <p>41    The Board of Directors reviewed the Minutes from the February 9, 2016 General</p> <p>42    Session Meetings. Following review, a <u>motion was made by Danny Werner and</u></p> <p>43    <u>seconded by Hal Kolp to approve the Minutes as presented. The motion carried</u></p> <p>44    <u>unanimously.</u></p> <p>45</p> <p>46    <b><u>Treasurer’s Report</u></b></p> <p>47    The Board of Directors reviewed the February 22, 2016 Financial Statements.</p> <p>48    Following discussion, a <u>motion was made by Danny Werner and seconded by Steve</u></p> <p>49    <u>Elmer to accept the Financial Statement subject to the Annual Audit. The motion</u></p> <p>50    <u>carried unanimously.</u></p> <p>51</p> <p>52    <b><u>Manager’s Reports</u></b></p> <p>53    Don Thorne was not in attendance, but it was reported by Dan Flynn that the club had</p> <p>54    three (3) rentals since the last Board Meeting.</p> <p>55</p> <p>56    <b><u>Activity Reports</u></b></p> <p>57    <b>Recreation</b></p> <p>58    Chairman Amanda Haynes stated that she will be out of town on July 4<sup>th</sup> and</p> <p>59    Michelle Sutherland will be coordinating the event; a band has already been hired for</p> <p>60    May 27 and August 12, 2016.</p> <p>61</p> <p>62    <b>Newsletter and Flyers</b></p> <p>63    A newsletter will be sent to the membership the week of March 14, 2016.</p> <p>64</p> <p>65    <b>Maintenance</b></p> <p>66    Steve Elmer had a list of maintenance items that will need to be addressed once the</p> <p>67    new manager is hired. The list included-hand rails in need of painting and/or</p>	<p><b>Homeowner Forum</b></p> <p><b>Secretary’s Report</b></p> <p><b>Treasurer’s Report</b></p> <p><b>Managers Reports</b></p> <p><b>Activity Reports</b></p> <p><b>Recreation</b></p> <p><b>Newsletter &amp; Flyers</b></p> <p><b>Maintenance</b></p>
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68 replacing; exterior paint touch ups; repaint BBQ covers; new picnic tables and repairs  
69 to the chain link fence and gates.

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71 **Membership**

Membership

72 No new business reported.

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74 **Old Business**

Old Business

75 **Monument**

Monument

76 The monument start date is April 1, 2016.

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78 **New Business**

New Business

79 **OC Lifeguards**

Lifeguard Tower

80 The Board of Directors reviewed the 2016 proposal in the amount of \$13,898.00 for  
81 lifeguarding services. Following discussion, a motion was made by Danny Werner  
82 and seconded by Don Sterner to approve the proposal. The motion carried  
83 unanimously.

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85 **Lifeguard Tower**

Lifeguard Tower

86 The Board of Directors reviewed the proposal in the amount of \$12,616.00 for a  
87 single occupant observation tower (Surveyor Jr.) with an option of an upgrade to  
88 stainless steel at an additional cost of \$3,235.00. Following discussion, a motion was  
89 made by Danny Werner and seconded by Hal Kolp to approve the proposal with the  
90 upgrade to stainless steel with the condition that the County will put in writing that  
91 they will transport the tower to the beach. The motion carried unanimously.

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93 **Quickel Paving**

Quickel Paving

94 The Board of Directors reviewed the proposal in the amount of \$53,950.00 for  
95 asphalt repairs in the parking lot. Following discussion, a motion was made by  
96 Danny Werner and seconded by Don Sterner to approve the proposal. The motion  
97 carried unanimously.

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99 **Board Member Comments**

Board Member

100 None.

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102 **Next Meeting**  
103 The next meeting of the Board of Directors will be April 12, 2016 at the Beach Club.

Next Meeting

104  
105 **Adjournment**  
106 There being no further business to come before the Board it was the general consent  
107 of the Board to adjourn the meeting at 7:20 p.m.

Adjournment

108  
109 **Attest**  
110  
111 \_\_\_\_\_  
112 President Secretary

Attest