

Common Development Management Inc.

DIABLO SOUTH HOMEOWNER'S ASSOCIATION

BOARD OF DIRECTORS MEETING

THURSDAY, JANUARY 30, 2020 @ 7:00pm

Pacific Diversified Insurance office at 363 Civic Drive, #100, Walnut Creek

AGENDA

7:00 pm

CALL TO ORDER

APPROVAL OF MINUTES: October 31, 2019 Meeting Minutes.

TREASURER'S REPORT:

Financial statements ending December 31, 2019 to be approved (if available).

DELINQUENCY: None

ARCHITECTURAL:

MANAGEMENT REPORT:

08-19-2 FENCING/GARBAGE ENCLOSURE BID: MSC to approve Sykes Const bid for the following & to be scheduled after January 2020. 1-Fence bid at a cost of \$171,241.00. 2-Garbage enclosure bid at a cost of \$17,698.00. (ITEM OPEN)

NEW BUSINESS / UNFINISHED BUSINESS:

- 1. APPROVED:** All Pro Gutters to clean gutters and downspouts at a cost of \$1,500.00.
- 2. APPROVED:** Sykes Const Change Order #01 at a cost of \$8,176.32 to prime new plywood siding-framing-trim affected patios at Bldg 1 thru 9. Sykes Const Change Order #03 at a cost of \$15,310.24 for Bldg 1 siding-trim-beveled cap, framing at patio fence & set new concrete posts.
- 3. PAINTING BLDG 9:** Painting Bids - Urban Bros Painting bid at a cost of \$47,110. Whit's Painting bid at a cost of \$32,543-one coat, or a cost of \$42,699-two coats.
- 4. BLDG 9 FOUNDATION:** Sykes Const to evaluate foundation and provide report to the Board if there is a need to be attended to. Sykes responded via email to be cosmetic and no concerns.
- 5. APPROVED:** Picture Perfect Pool Service bid to replace 15gal Polyethylene slurry tank at a cost of \$210.00.
- 6. SYKES CONST CHANGE ORDER 7:** Board to have on file, credit to change order 7 at a cost of \$2,802.00.

7:30 pm

ADJOURNMENT: To go into Open Forum.

NEXT MEETING: Thurs, March 26, 2020 @ 7pm at Pacific Diversified Ins., 363 Civic Dr, #100

REMINDER: DEEDED HOMEOWNERS ONLY - This is private property, no pets please.

For more information regarding our community, please visit our website at www.diablosouthhoa.org.