

**NEWPORT SHORES COMMUNITY ASSOCIATION  
BOARD OF DIRECTORS GENERAL SESSION MINUTES  
November 1, 2022**

The General Session Meeting of the Newport Shores Community Association Board of Directors was held online via Zoom.US (Meeting ID: 952 1434 7473). There being a quorum present, the Meeting was called to order at 7:34 P.M. by Rene Rimlinger, President.

**Directors Present**

Rene Rimlinger, President	Ryan Long, Member at Large, arrived at 7:54 p.m.
Mike Sinacori, Vice President	Blake Brewer, Member at Large
Rick Westberg, Treasurer, arrived at 8:03 p.m.	Suzanne Gignoux, Member at Large
Tori Rimlinger, Member at Large	Matt Kliszewski, Member at Large
Erika Fiore, Member at Large	

**Directors Absent**

William Seitz, Secretary, and Michael Fleischli, Member at Large

**Also Present**

Alan Fowlie, AMMCOR

**Homeowners Forum**

No owners were present for the meeting.

**Minutes**

The Board of Directors reviewed the minutes from the September 20, 2022 Regular Session Meeting. Following the review, a motion was made by Ryan Long, Seconded by Suzanne Gignoux, and carried unanimously to approve the minutes as presented.

**Executive Session Meeting Topics**

In accordance with California Civil Code 4935 (e) the Board of Directors notes the following topics were discussed during the Executive Session Meeting held on November 1, 2022.

1. Executive Session Minutes
2. Delinquent Account Review
3. Disciplinary Discussions

**Treasurer's Report**

**September 22, 2022 Financials and October 22, 2022 Financials**

The Board of Directors discussed the financial statements for the period ending September 22, 2022 and October 22, 2022. Following a discussion, it was moved by Rick Westberg, seconded by Erika Fiore, and carried unanimously to approve the financials as presented subject to the annual audit.

**General Business**

**Resolution to Record Lien: #234-3189; #234-4353; #234-6144**

Following a brief discussion, a motion was made by Ryan Long, seconded by Mike Sinacori, and carried unanimously to approve to record the liens.

**Committee Reports**

**Executive Committee Report**

President Rene Rimlinger was present and updated the Board.

**Social Committee Report**

Tori Rimlinger and Erika Fiore were present and discussed the Halloween Event and Garage Sale. No action was needed.

**Facilities Maintenance and Improvements Report**

Vice President Mike Sinacori was present and updated the Board.

**Pool Plastering Approval Discussion**

Following a brief discussion, a motion was made by Mike Sinacori, seconded Suzanne Gignoux, and carried unanimously to approve a budget NTE \$100,000.00 for Pool Plastering.

**Facilities Use Committee Report**

Rick Westberg was present to update the Board.

**Landscape Committee Report**

Ryan Long was present to update the Board.

**WNBA Agenda and Report**

Suzanne Gignoux was present to update the Board.

**Outreach Committee Report**

Matt Kliszewski was present to update the Board.

**REVIEW ONLY MATERIAL**

**Rental Calendars**

The Board reviewed the Rental Calendar and blocked off Christmas Holiday dates. No other action was taken.

**Management Action List**

Rene Rimlinger noted the items on the action list have been completed.

**2022 Annual Calendar**

The Board of Directors reviewed the 2022 Annual Calendar.

**Next Meeting Date**

The next Regular Meeting of the Board of Directors will be held on January 17, 2023 at 7:30 P.M. via Zoom and at Ammcor, 1211 Puerta Del Sol, #120, San Clemente, CA 92673.

**Adjournment**

There being no further business to come before the Board of Directors, it was the general unanimous consent of the Board of Directors to adjourn the General Session Meeting at 8:21 P.M.

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Secretary

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Date