

# SOUTHSHORE HILLS PROPERTY OWNERS' ASSOCIATION

Board of Directors Meeting  
February 5, 2025 | 5:30 PM | Zoom Video Conference

## MINUTES

### 1. CALL TO ORDER

The meeting was called to order at 5:33 PM.

### 2. ROLL CALL

#### Present:

Dick Hostin	President/Treasurer
Kavoos Blourtchi	Treasurer
Judith Perez	Secretary
Kai Seymore	Community Property Management

### 3. HOMEOWNER FORUM – John Soukup was present.

### 4. MOTION CONSENT CALENDAR

Dick Hostin made a motion to approve items A - C as presented. Judith Perez seconded and the motion carried unanimously.

#### **A. Approval of Minutes from Meeting on January 29, 2025**

#### **B. Manager's Report:**

##### **1. Escrow Report:**

**Open: 2224 Kelmscott Ct. (01/09) Highgate Rd. (01/08), 2228 Windbrook Ct. (01/13), 2231 Kelmscott Ct. (01/23)**

**Closed: 2135 Highgate Rd. (01/17)**

#### **C. Review of Income/Expense Statement – Financials**

Accounting manager to reach out to Board regarding their questions on the layout of their financials.

### 5. COMMITTEE REPORTS

**A. Architectural Committee:** *Dick Hostin, Danny Lupold and Robert Nio* - Nothing to report

**B. Landscape Committee:** *Eric Crisman, Cathy Crisman and Carol Vicens* - Nothing to report

**C. Tech Committee:** *John Soukup* – Nothing to report

### 6. NEW BUSINESS

#### **A. Violations:**

Dick Hostin made a motion to uphold the violations but remove the fines. Kavoss Blourtchi seconded and the motion carried unanimously.

#### **B. Brush removal**

There were no homeowners in attendance to discuss their concerns.

### 7. ADJOURN/NEXT MEETING

The meeting was adjourned at 6:33 PM. The next board meeting is scheduled for Wednesday, March 5, 2025, at 5:30 p.m. via Zoom.