

**APPROVED APR 25, 2013**

**Minutes of the Open Meeting of the Board of Directors  
of the Sandside Villas Homeowners Association  
Held in Unit 102 on Jan 31, 2013**

**1 Call to Order**

Meeting was called to order at 7:03 PM.

**2 Roll Call**

- Directors Present
  - James Campbell, Unit 102, President
  - Phil Nam, Unit 206, Vice President (via Skype)
- Directors Absent
  - The board of directors currently has one open seat
- Other Attendees
  - None

**3 Review and Acceptance of Minutes**

Minutes of previous board meeting held on Oct 25, 2012 were adopted.

**4 Reports**

None.

**5 Unfinished Business**

Options for reducing natural gas expenses were discussed.

**6 New Business**

**6.1 Election of Officers**

Background: The only nominations for the 2013-2014 term received during the nomination period at the end of last year were self nominations for James Campbell of Unit 102 and Phil Nam of Unit 206. (Note: Joe Grammatico of Unit 103, who had served as Treasurer during 2011-2012, declined to serve another term). At the close of the nomination period, James and Phil were declared to be elected for the 2013-2014 term per Article 1.3 of the election rules.

This being the first meeting of the new board of directors, officers were elected by and from the board per Section 2 of Article IX of the By-laws with the following results:

- President: James Campbell, Unit 102
- Vice President: Phil Nam, Unit 206
- Treasurer/Secretary: James Campbell (acting), Unit 102

**APPROVED APR 25, 2013**

**APPROVED APR 25, 2013**

**6.2 Transition Period Regarding Short-Term Leases**

The following motion was approved:

- Whereas 10 of 13 of owners responded in favor of prohibiting leases of duration less than 30 days in the HOA survey in Aug 2012
- Whereas such leases are prohibited by Chapter 3.32 of the Hermosa Beach municipal code
- Whereas the board resolved on Oct 25, 2012 to begin enforcing Clause F of Article VIII of the CC&Rs in the case of such leases
- Whereas the board received a request for a transition period to allow for existing bookings through May 2, 2013.
- Therefore be it resolved that the board forebear enforcing Clause F of Article VIII of the CC&Rs in the case of such leases until May 2, 2013.

**7 Adjournment**

Meeting was adjourned at 7:26 PM.

Minutes were recorded by Phil Nam and James Campbell.

**APPROVED APR 25, 2013**