

TRIUNFO-LOBO COMMUNITY ASSOCIATION
MINUTES
March 26, 2009

The meeting was called to order at 7:20 pm on the evening of 3/26/09 at the home of Paul and Leah Culberg. In attendance were Paul Culberg, Randy Bilslund, Shyam Reyes, Michael Frawley and Yosef Rosen.

Minutes were approved from the prior meeting.

Treasury Report

Other than the collected funds for Miller Corner (as detailed below), Randy Bilslund reported that there were no significant changes to the bank account since the last report.

Miller Corner

- Randy met with Mr. Miller this past week and reported that he was ready to proceed with the project, with the following stipulations:
 - 1) There shall be no plaque(s), signs or monuments placed on the site that recognize contributors, as was previously considered.
 - 2) Any and all monthly maintenance of the site shall be the responsibility of the TLC association.
 - 3) There shall be a water meter at the point of connection to Mr. Miller's water source.
 - 4) If there is reason for the project to terminate mutually recognized by both Mr. Miller and the TLC Board, then the site shall be returned to its original condition.
 - 5) When estimating water requirements and costs throughout the year, we shall utilize the month with the highest water use as a basis for calculations.
 - 6) If for any reason Mr. Miller is unable to continue to provide water for the site, the TLC shall find alternative water sources or solutions.
 - 7) The TLC acknowledges Mr. Miller's request that plant material be purchased from American Wholesale Landscape in Simi Valley, so long as said source has the desired plants in stock at point and time of need, and such plants are competitively priced. This excludes donated plant and landscaping material.

The above stipulations are to be formally documented, signed and notarized by the TLC President, and then provided to Mr. Miller.

- Mr. Miller expressed to Randy concern that his LVMWD water pricing tier was going to increase. Randy reassured Mr. Miller that we will be able to begin the project without the need for Mr. Miller's water, and that we would seek a temporary water source while we address his concerns with LVMWD. The Board discussed and authorized obtaining a temporary meter on the fire hydrant located on the site, for use during construction. Randy will go to LVMWD and inquire. Paul Culberg offered to speak with Glen Petersen who sits on the LVMWD Board, to ask him to ensure that Mr. Miller's pricing tier is not raised due to this project. Paul will also ask Mr. Petersen to help with the temporary water meter in any way possible.

- Paul reported that Don Zimmering of the the Las Virgenes School District, agreed to bond the site for insurance purposes in regard to school bus usage.
- The Board agreed that Randy would manage the construction aspects of the project, while Paul would manage the costs and distributions to workers, vendors and contractors.
- Randy agreed to generate a construction schedule denoting the order and approximate duration of each task.
- The Board agreed on a target groundbreaking date of 4/15/2009.
- Paul agreed to call Cynthia Scott of Zev Yaroslavsky's office to preemptively handle any possible issues with the Road Department or Building and Safety.
- Paul reported that so far we have a total of \$17,400.00 committed to the project, of which we have so far collected \$5300.00.
- Randy agreed that we already have enough to commence with construction.

Spring Picnic

The Spring Picnic is to take place on June 7, 2009. Larry Klein expressed a willingness to offer Vasa Park as the location. Yosef Rosen said that his house was also a possibility pending spousal negotiations. Michael Frawley suggested that Kevin Foley send a 'save the date' flyer to the community in April.

TLC Website

Board Member and webmaster Shyam Reyes explained that he might be leaving the canyon, but he feels he will have time to complete the next iteration of the TLC website. Paul mentioned that a TLC Facebook Community Bulletin Board was initiated by one of our residents, and the Board agreed that the TLC site should link to it.

Meeting adjourned at 8:45 pm.

Respectfully submitted,

Yosef P. Rosen