



Barbara Gzyl was finally able to take the panorama photo of all attendees that she has always wanted to take.

The Springs Italian Night *April 27, 2024*

The Springs Italian Night was catered by our local Ottavio's Restaurant and served by The Springs Social Committee members. Attendees feasted on chicken parmesan, chicken piccata, pasta, salad and rolls with Gelato for dessert.

*photos by
Barbara Gzyl*

Gale Driver, our
very talented center
piece designer



ITALIAN NIGHT

April 27, 2024



Servers: Lisa Tewsley, Linda Richter, Glenys Downard (Robbie's friend from England), Gale Driver, Robbie Dornick, Maressa Parizek



Around table, l to r: Pierre Forgette, Diann Wirth, Tom Olson, LeAnn Matlin, Doug Parizek, Ivan Panczel, Sri and Prima Chari

Kaye Williams, Louetta Busick, Kitty Turney, Susan Spann, Bogie and Gail Edwards



John Wiley, Kim and Randy Freeman, Lee Brown, Georgine Duple, Ellen Owens, Joan Kellet, Pat Wiley



Pete Faxon, Laura Kerrigan, Pete Minger, Sharon and Gregg Raver-Lampman, Joan and Dan Knisely, Jeanne Faxon



ITALIAN NIGHT, *continued*

Seated at the table to the right are:
Lynn Savoie, Liseann Snedden,
Louise Purpura, Melinda Spunt,
Julie Tucker, Sarah Legan, Joann
Stickle



Gary Rodgers, Eva Cervantes,
Becky and Carlos Duarte, Ester
Agopian, Bob Beilin, Argella and
Jesse Sluder



Marta Garza-Laird, Albert Clemins,
Elizabeth Hintz, Judy and Stu Krieger,
Maressa Parizek



Brian Nunneley, Lori and Doug
Beving, Chris and John Ariaud



Jeanne and John McNair, Bill and Barbara
Mason, Bill and Camella Moore, Fred
Driver



Camarillo Springs Country Club Village

801 Camarillo Springs Rd. Gate #2



9am - 1pm

Saturday June 8th

Items for sale will be at the home of each homeowner that is participating

COMMUNITY WIDE YARD SALE



MEXICAN TRAIN

Join other Springers to play Mexican Train (a dominoes game) each Wednesday afternoon at 3:00pm in the Clubhouse card room. No experience necessary. Contact Sarah Legan at 818-268-2287 for information.



SCRABBLE

The Scrabble players are seeking additional players to join them the last Wednesday of each month a 1:00pm. Contact Camella Moore at 818-515-4190 or cambm15@gmail.com.



RUMMIKUB

Join other Springers to play Rummikub each Thursday evening at 6:00pm in the Clubhouse card room. Bring along your own game, if you have one, just in case we need extras. No experience necessary. Contact Marianne Chavanne at 805-358-1544 if you'd like to be added to her reminder text group.



LOW KEY WATER EXERCISE

Join us each Wednesday at 9am for a Low Key Water Exercise Class.

No need to sign up in advance; simply show up at the pool and enjoy.

SHANGHAI

Join us on Fridays at 12:30pm to play Shanghai, a card game based on Gin Rummy.

Call Rose 805-383-5572 or Lois 805-384-9027 or just come to watch.



MAH JONGG

Learn Mah Jongg on Tuesdays at 12:30pm: Keep your brain sharp with Mah Jongg, a game of skill, strategy, and some luck.

Call Rose 805-383-5572 or Lois 805-384-9027 or just come to watch.

VENTURA REGIONAL FIRE SAFE COUNCIL (VRFSC)

Nearly 150 communities across California have created fire safe councils to help protect their homes and neighborhoods from the devastating effects of wildfire. They are contracted and funded through CalFire and private donations. The VRFSC is a 501c3 non-profit organization whose goal is to ensure that our local communities are fire resilient, safe, and prepared to withstand the threat of wildfire. To this end, for homes in high-risk areas (that's us), they will conduct free wildfire risk assessments, primarily focused on Zone 0, the first 5-foot perimeter around your home. They will discuss their findings with you and also send you a written report. It's for your information and there's no requirement to follow their recommendations.

To schedule an appointment, sign up online at venturafiresafe.org or call 805-746-7365.

Real Estate Trends for The Springs

ACTIVE LISTINGS:		
Address:	Square Footage:	List Price:
6124 Gitana Ave.	1,578	\$799,000.00
6295 Irena Ave.	1,578	\$699,000.00
UNDER CONTRACT:		
Address:	Square Footage:	List Price:
6077 Gitana Ave.	1,561	\$830,000.00
6611 Fino Ave.	1,650	\$829,900.00
6342 Irena Ave.	1,561	\$759,000.00
6473 San Como Ln.	1,650	\$830,000.00
6263 Irena Ave.	1,561	\$839,000.00
SOLDS:		
Address:	Square Footage:	List Price:
1124 Belleza St.	1,650	\$810,000.00
1116 Belleza St.	1,657	\$825,000.00
6033 San Dimas Ave.	1,578	\$755,000.00
1136 Belleza St.	1,511	\$799,000.00
6262 Irena Ave.	1,561	\$755,000.00
1146 Paquita St	1,650	\$810,000.00

*Data taken from CRMLS 5-13-24

Becky Duarte @ Premier Options Real Estate
DRE#01232355

REMEMBER, IN THE SPRINGS ~



The Springs Homeowners Association Financial Report for November, 2023	
Beginning Operating Balance	\$77,407.65
Cash Receipts	\$67,097.55
Reserve Trans from Operating	\$<16,096.80>
Cash Disbursements	\$<54,555.95>
Transfers/Misc.	\$<4,878.20>
Interest Earned	\$8.56
Ending Operating Balance	\$68,982.81
Beginning Reserve Balance	\$1,279,025.51
Reserve Trans from Operating	\$16,096.80
Cash Disbursements	\$<0>
Transfer/Misc	\$<190.00>
Interest Earned	\$4,161.80
Ending Reserve Balance	\$1,279,094.11
Reserve Liability	\$<1,259,025.51>
Reserve Overage or Shortage	\$20,068.60



Birthdays

Herman Blank	1	Bronx, NY
Tamara Runnalls	3	
Victor Dollar	4	St. Louis, MO
Reuben Ruiz	5	El Paso, TX
Phillip Schiedel	6	Detroit, MI
Sally Shore	6	Cleveland, OH
Tim Smith	7	Flint, MI
Louise Purpura	8	Detroit, MI
Paul Secreto	8	San Gabriel, CA
Bob Kelly	9	Hollywood, CA
Harold Baker	10	Ottawa, Canada
Joanne Blaney	14	St Paul, MN
Judy Krieger	14	Los Angeles, CA
Lucienne Scarbro	14	Casablanca, Morocco
George Mayhew	17	Downey, CA
Patricia Carney	19	Phoenix, AZ
Patricia Slavin	23	Henderson, NV
John Wenger	27	Milwaukee, WI
Theresa Heyes	28	Chicago, IL

Note: If your birthday/anniversary information is incorrect or incomplete, please contact Malisa in the clubhouse office to have it corrected.



Anniversaries

Bob & Pat Knutsen	47 years	4	Camarillo, CA
John & Doris Thompson	25 years	6	Granada Hills, CA
Stu & Judy Krieger	64 years	11	Hollywood, CA
Jim & Dusty Sawyer	53 years	12	Tampa, FL
Steve & Sonja West	9 years	13	Simi Valley, CA
Paul & Ann Eisler	60 years	14	Studio City, CA
Robert & Karen Latunski	34 years	16	Phoenix, AZ
Ken & Patty Ford	13 years	24	Ventura, CA
Richard & Kathy Buck	56 years	28	Portola Valley, CA
Peter & Terri Maccarrone	37 years	28	Calabasas, CA
Sam & Pat Bernstein	67 years	29	Los Angeles, CA
Rick & Molly Eggleton	40 years	xx	

VC ALERT

Everyone in The Springs should register with VC Alert in order to receive emergency notifications.

Register online at vcalert.org or by calling (805) 648-9283.

Please submit Newsletter photos or articles to
Robbie Dornick at jonrobdor@gmail.com

THE SPRINGS BOARD OF DIRECTORS

<i>President:</i>	John Gardner
<i>Vice President:</i>	Bob Latunski
<i>Chief Financial Officer:</i>	
<i>Secretary:</i>	Ted Elliott
<i>Director:</i>	Jeanne McNair

SPRINGS TIMES

<i>Editor:</i>	Robbie Dornick
<i>Official Phototographer</i>	Lorraine Villarreal
<i>Photo Editor:</i>	Robbie Dornick
<i>Production:</i>	Robbie Dornick
<i>Distribution:</i>	Malisa Kundin

THE SPRINGS HOMEOWNERS' ASSOCIATION

Board of Directors Meeting
March 11, 2024, Following Executive Session, Clubhouse

REGULAR MEETING MINUTES

1. **CALL TO ORDER** The meeting was called to order at 3:12pm.
2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL**

John Gardner	President	Present
Bob Latunski	Vice-President	Present
Barry Gilbert	CFO	Present
Jeanne McNair	Director	Present
Ted Elliot	Secretary	Present
Malisa Kundin	On-Site Manager	Present
Sheldon Chavin	Community Property Management	Present
4. **RULES OF DECORUM**
 - 3-minute per speaker time limit during Public Open Forum portion of Board Meeting.
 - 60-minute maximum time allowed at Public Open Forum at Board Meetings.
 - Speaker must observe rules of decorum and not engage in disruptive behavior.
 - If a speaker is in the middle of a sentence when time is called, he/she may finish their thought before sitting down.
 - Speakers will sign in before the Board Meeting starts and may not allot their time to others.
 - A director or manager may briefly respond to statements made or questions posed.
 - No audio or video recording is allowed by attendees.
 - The secretary may record the meeting to aid in the preparation of minutes, however the recording will be deleted once the minutes have been prepared.
 - As provided in the "Open Meeting Act", members may observe the meeting but do not have the right to participate in the Board's deliberations or votes.
 - Members may address issues during the Public Open Forum portion of the meeting.
 - If attendees become disruptive, they may be expelled from the meeting and/or fined.
 - Disruptive behavior includes interrupting a homeowner speaking during the Public Open Forum or Board Member speaking during the Board Meeting.
 - These meeting rules will be attached to every future Board Meeting.
5. **HOMEOWNER COMMENTS/FORUM:** Limited to 3 min per owner. There were no homeowner comments.
6. **EXECUTIVE SESSION ANNOUNCEMENT:** John Gardner reported that the Board discussed member discipline, violations and executive minutes at the executive session meeting held on January 8, 2024 and March 11, 2024.
7. **MOTION CONSENT CALENDAR:** One motion to accept items A-C. On a motion made by Jeanne McNair, and seconded by Ted Elliott, the Board approved the Annual and Regular minutes of January 8,

2024. The motion passed 5/0. (John Gardner-Yes, Bob Latunski-Yes, Barry Gilbert-Yes, Ted Elliott-Yes, and Jeanne McNair, Yes)

A. Regular Meeting Minutes: January 8, 2024

B. Treasurer's Report for the Period of February 2024

The Board of Directors has reviewed monthly for the operating and reserve accounts, the bank statements and reconciliations, current year's actual income and expenses compared to the current year's budget, check registers, general ledger and delinquent assessment receivable report. The Board of Directors approves future monthly expenditures by CPM on behalf of the Association, of \$10,000 or more from either the operating or reserve account to pay, based upon the Association's approved budget, Board-approved contracts calling for monthly or progress payments and any other expenditures as required for the Association to operate.

Barry Gilbert reported that "we are in good shape for the shape we are in". He reported that there is more than \$80,000 in the operating account and more than \$1,250,000 in the reserve account. CD's are being renewed at 4-5%. The HOA earned between \$30,000 and \$35,000 in interest last year, and we will likely have to pay taxes this year. The delinquency report looks good, with one homeowner recently catching up an overdue account. Barry also shared that after 16 years on the board, he will be resigning, as he and his wife will be moving to be closer to their grandchildren. He said that The Springs will be in good hands, as he has been educating Jeanne McNair on his process with regards to the finances of the HOA.

	<u>Operating Fund</u>	<u>Reserve Fund</u>
November Ending Balance:	\$64,88	\$1,285.74

Expenses Exceeding \$10,000 from 12/29/2023 – 3/5/2023:

- Check #4051
- Check #4051

Future Expenses Exceeding \$10,000: None.

C. Manager's Report: Information only - No discussion or action necessary

- 1. Repair and Maintenance Report**
- 2. Escrow Report**
 - Open:
 - Closed:
- 3. Phone Log**
- 4. Delinquent Report**

8. OLD BUSINESS

9. NEW BUSINESS

- A. Architectural Applications** On a motion made by Bob Latunski, and seconded by Jeanne McNair, the Board approved the architectural applications below. The motion passed 5/0. (John Gardner-Yes, Bob Latunski-Yes, Barry Gilbert-Yes, Ted Elliott-Yes, and Jeanne McNair, Yes)

Application #	Name	Address	Project Details
2023084	Heyes	6558 San Como Lane	Install water softener
2023085	Purcell	6076 Irena	Replace front door
2024002	Tucker	6130 Irena	Install vinyl fencing
2024003	Runnals	1137 Itamo	Repaint fencing
2024005	Cuen	6124 Gitana	Remove gate
2024006	Spann	6494 San Como Lane	Install pavers
2024008	Adams	6166 Gitana	Install gates
2024009	Zelinski	6404 San Como Lane	Install window awnings
2024010	Schiedel	6560 Lada	Replace fence and gates
2024011	Adams	6166 Gitana	Widen concrete walkway
2024012	Kawamoto	6133 Gitana	Install handrails

B. **Flag Pole** This item is still pending proposals.

C. **Merrill Berge** – Following adjournment; Merrill Berge began by sharing information on the Camarillo Airport layout plan. This was followed by a presentation made by her colleagues Mason and Monica, on the CALFIRE 5-foot setback rules and guidelines. A PowerPoint presentation was shown and will be shared with Homeowners when available.

10. **NEXT MEETING/ADJOURN** On a motion made by Ted Elliott, and seconded by Bob Latunski, the meeting adjourned at 3:25 pm, prior to the Berge presentation. The motion passed 5/0. (John Gardner-Yes, Bob Latunski-Yes, Barry Gilbert-Yes, Ted Elliott-Yes, and Jeanne McNair, Yes) The next meeting is scheduled for Monday, May 13, 2024 at 3:00 p.m. at the Clubhouse.

Handwritten mark

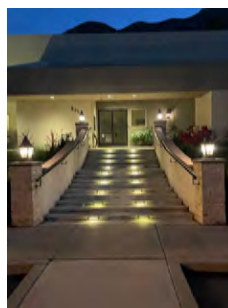
Our Beautiful Entry Stairs

submitted by JoAnn Iaccino

The committee and Board are happy to announce that we FINALLY received final approval on our club house entrance stairs. It has been over a year and an arduous process to say the least. But tenacity and patience paid off.

Special thanks to the project committee members and a special THANK YOU to Ron Kester, without whose perseverance this may never have happened.

With final touches done on the entrance of plants, paint and lighting, it is now an entrance to behold.



THE SPRINGS HOMEOWNERS' ASSOCIATION

Board of Directors Meeting
 April 16, 2024, 3:00 p.m., Clubhouse

SPECIAL MEETING MINUTES

1. **CALL TO ORDER** The meeting was called to order at 3:00pm.

2. **ROLL CALL**

John Gardner	President	Present
Bob Latunski	Vice-President	Present
Barry Gilbert	CFO	Present
Ted Elliott	Secretary	Present
Jeanne McNair	Director	Present
Malisa Kundin	On-Site Manager	Present

3. **THE SPRINGS HOA FIREWISE CERTIFICATION-** John Gardner made a motion to approve the two bids from Conejo Tree Consulting. One for \$3,000.00 to identify and mark boundary lines on the Gitana and San Como Border and \$2,500.00 to provide assistance with the Firewise application process. After some discussion, the motion was withdrawn. Both proposals were tabled until the May 13, 2024, Regular Meeting.

4. **WEED ABATEMENT-** On a motion made by Jeanne McNair, and seconded by Bob Latunski, the Board approved the Bid from RA Atmore for annual 150-foot weed abatement clearance for \$13,234.00 to be paid from operating account 565700. (John Gardner-Yes, Bob Latunski-Yes, Barry Gilbert-Yes, Ted Elliott-Yes, and Jeanne McNair, Yes)

5. **ADJOURN** On a motion made by Barry Gilbert, and seconded by Jeanne McNair, the meeting was adjourned at 3:55. The motion passed 5/0. (John Gardner-Yes, Bob Latunski-Yes, Barry Gilbert-Yes, Ted Elliott-Yes, and Jeanne McNair, Yes)

June 2024

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday																																																																																				
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