

**UNIVERSITY GLEN HOMEOWNER'S ADVISORY COUNCIL  
MINUTES OF AUGUST 19, 2010 MEETING**

**Council Members Present:** David Carlson, Chair; Christopher Capella, Beverly Dressell, Susanna Ho, Tiina Itkonen  
**Univ, Glen Corporation Present:** Dr. Erik Blaine, Executive Director; Stephanie Barbabosa; Carol Cory; Dave Nirenberg  
**Officer Present:** Kevin Medley, Michael Morris  
**Homeowners Present:** Greg Coull, Susan Engelmann., Cecilia Travick-Jackson, Mike Lorimer, Wolfgang & Carol Paasch

I. **Call to Order:** 5:31 p.m.

II. **Approval of Minutes** - Minutes from previous meeting on July 15, 2010 motioned to be approved as presented by Beverly Dressell; seconded by Chris Capella.

III. **Public Comments:**

1. Fire truck could not get down Cuyler Harbor without being forced to back up and renegotiate travel path a couple of weeks ago.
2. Plants burning from window reflection.
3. Is it possible to plant a tree just outside the Dog Park fence to provide a little shade? Stephanie Barbabosa will address this and report back.
4. Community garden progress – per Stephanie Barbabosa, there will be an open forum in September on this subject.

IV. **HAC Comments:** None

V. **CSUCI Police Department Report (Officer Kevin Medley)**

1. A few incidents related to dogs that accidentally got loose from their owners, with one attacking a cat and another one chasing a child riding a scooter. Animal Control is to review the incident(s) with the homeowner(s) involved.
2. A car parked at the dairy gate Thursday afternoon was broken into--a sticker was reported being removed from the car.

VI. **Report from UCG Management Office (Dr. Erik Blaine)**

**Home Phase 1ABC:** 1 escrow closed; 3 homes on the market; rentals 90% occupied; 92% leased.

1. Verizon antenna, 3G network, nearly completed—estimated completion 1 wk to 1 mo. 4G network, 4 to 6 wks longer.
2. New pool completed. Looking at landscaping proposals on three areas minus tree area. UG looking into putting up shades to catch the leaves from the trees that are dropping/blowing into the pool.

**Street Access / Parking:**

1. A graph of proposed parking resolution was projected on the screen showing 5-minute parking proposed in front of all mail boxes; 114 total residents in Phase 1C; 404 parking spaces available on the streets and in homeowners' garages; red stripping all corners. One-way streets are not required by State Fire Marshall, but could be discussed by residents. The proposal is that Channel Islands Drive would allow parking on both sides of the streets. Throughout Phase 1C, all other streets will still have two-way traffic, but with no parking on the fire hydrant side of the streets. Fire trucks require 20' of clearance on all streets. Erik Blaine will check the ground sublease to see if it states residents are required to park in their garages and driveways and that the streets would be only for visitors.
2. Phases 1A & 1B would be reviewed, too. David Carlson will do another graph for the next meeting including these two phases.
3. Phase 2B (new home site) is being considered as an alternative use storage area for RV parking--fee based for residents.

**Flood Zone Issues:** FEMA confirmed paperwork received and looking at it – still within the 90-day review period.

VII. **Campus Construction Update (David Carlson)**

Chapel now open at University Dr. Paving is being done at Bell Tower east to Linden Hall. Should be completed in time for opening of school. Rincon & University Dr will be a 3-way stop. Vista bus stop is back at San Luis. Permanent bus stop will be at new entrance when completed. New entry road construction starts Sep/Oct. 552-day contract for completion.

VIII. **Homeowner Modification/ Architectural Requests:** (4)

1. Glass (front) door. motioned to be approved as presented by Chris Capella; seconded by Tiina Itkonen.  
**Note:** David Carlson explained to the HAC that any first-time event needs to be brought before the HAC for approval. Otherwise, Erik Blaine can automatically approve, such as with the water softener request below.
2. Water softener. Automatically approved with conditions to meet standard requirements.
3. Screen door. Withdrawn by homeowner.
4. Install gate at trash can area. Motioned to be approved as presented by Tiina Itkonen; seconded by Beverly Dressell.

IX. **New Business / Public Forum**

1. Food service at Islands Café will re-open August 27. Major overhaul is being done, including relocating entrance to So Quad; completely renovated ; All you can Eat.
2. Broome Library is now open on Saturdays.
3. Lots of bees close to driveway, drawn to the bottle brush tree, reported by a homeowner. Erik Blaine announced that the homeowner can replace the bottle brush with another UG approved brush or tree at homeowner's expense.

**Adjourned** at 6:22 p.m.

**Next meeting** September 16, 2010 @ 5:30 pm

**Submitted:** Beverly Dressell