

MANDALAY SHORES COMMUNITY ASSOCIATION, INC
3844 W. Channel Islands Blvd. # 316
Oxnard, CA 93035



Minutes for the October 15, 2009 Board Meeting

Present: K. Barsky, A. Friedman, G. Doonan, M. Harwood, A. Williams and R. Goodman, J. Pena

Guests: Greg Kenney, Diane Delaney, Kathy Mendes, Gerri Moreno

The meeting was called to order at 7:15 PM due to the preceding neighborhood council election by K. Barsky, President.

Minutes of the previous meeting had been amended and re-circulated. A motion was made by Mary Ellen H. and seconded by A. Williams to approve the amended minutes. Passed unanimously.

G. Doonan presented the monthly treasurer's reports which were discussed and a motion was made by A. Friedman and seconded by R. Goodman to approve the reports. Passed unanimously.

Mr. Widders to be called on Monday to discuss our letter to him by K Barsky.

Mary Ellen presented photos taken during the walkway inspection and reported that 90 awards had been present. About 40 people attended the Margarita party in her back yard on Sept. 26th. Many thank you notes were received. It was proposed that this type of event be held frequently. Similarly, a proposal to have a holiday decoration contest and award presentation was made and approved. A Friedman moved to provide reimbursement up to \$150 per venue for such celebrations. Julie Pena seconded the motion and it passed unanimously.

A. Williams reported that work is progressing on the new web site and links for the board to view it would be forthcoming. It was agreed that NO phone numbers of the street skippers would appear on the new web site. The new site will encourage residents to provide their e-mail addresses so that newsletters and dues notices could be sent via e-mail, rather than postal mail. A calendar and a classified section are being created. There was discussion about what could be placed in a classified section and a moderator was strongly suggested. It was suggested that the pages of the Blue Booklet be merged into a single file. (This was easily accomplished within a day or two).

The meeting was adjourned at 8:10 PM

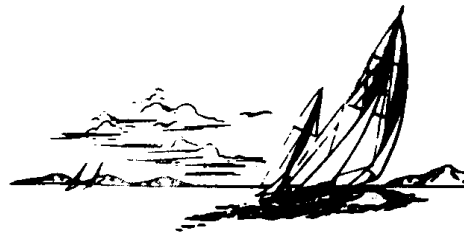
Next meeting scheduled for November 19th.

Respectfully submitted by A. Friedman

MANDALAY SHORES COMMUNITY ASSOCIATION, INC

3844 W. Channel Islands Blvd. # 316

Oxnard, CA 93035



Minutes for the September 17th, 2009 Board Meeting

Present: K. Barsky, A. Friedman, G. Doonan, M. Harwood, A. Williams and R. Goodman

Absent: J. Pena

Guests: B. Quist, B. Elias, Greg Kenney

The meeting was called to order at 6:25 PM by K. Barsky, President.

Minutes of the previous meeting had been amended and re-circulated. A motion was made by G. Doonan and seconded by R. Goodman to approve the amended minutes. Passed unanimously.

G. Doonan presented the monthly treasurer's reports which were discussed and a motion was made by A. Friedman and seconded by A. Williams to approve the reports. Passed unanimously.

The Widders' bill arrived and its amount was discussed vigorously as it had exceeded our expectations. The cost for the desired revisions was to be an additional \$1,000. One member voiced the opinion that the additional \$1,000 was so cheap that we should consider the two costs, the estimate and the revision to be reversed. After much discussion, Mary Ellen moved to have K. Barsky request a written quotation for the completion of the assignment to include the chance for the BOD to read and request any minor changes, as part of the completion cost. Seconded by A. Friedman and passed unanimously.

Greg Kenney did not have the necessary eleven people present to elect the Neighborhood Council's Executive Board so that topic was tabled till October, when he is to have the City staff informed, and present if need be along with the request number of people. We have subsequently learned that the organization to be at the BEGINNING of the October meeting. Greg also reported the repairs to the two entrance signs for only the cost of materials.

Mary Ellen presented photos taken during the walkway inspection and announced plans for a Margarita party in her back yard on Sept. 26th to celebrate with residents who received beautification awards from MSCA. Her presentation letter will be posted on the web page.

R. Goodman reported that the doggie bags are in place, and sand removal had occurred on Capri Way. However, all the street signs have not yet been replaced with new ones by the City.

The subject of the scheduled dumpster day was discussed and the date of Jan. 16th having been reserved. Now, all that remains is for the Neighborhood Council to be formed.

A. Williams presented a motion to have a web designer in Orange County create a new web page for the Association with many of the desired features beyond the capability of the current web master. The fee was very reasonable and after some discussion, the motion was seconded by M. Harwood and approved with the amendment that only a limited number of people be able to make changes.

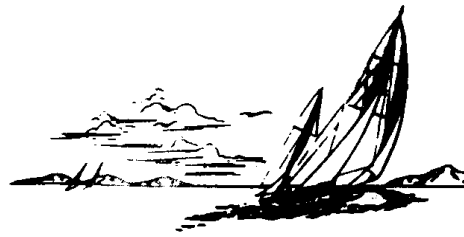
The meeting was adjourned at 7:35 PM
Next meeting scheduled for October 15th.

Respectfully submitted by A. Friedman

MANDALAY SHORES COMMUNITY ASSOCIATION, INC

3844 W. Channel Islands Blvd. # 316

Oxnard, CA 93035



Minutes for the August 20th, 2009 Board Meeting

Present: K. Barsky, J. Pena, A. Friedman, G. Doonan, M. Harwood and R. Goodman

Absent: A. Williams

Guests: G. Moreno, Greg Kenney

The meeting was called to order at 6:15 PM by K. Barsky, President.

Minutes of the previous meeting had been amended and re-circulated. A motion was made by R. Goodman and seconded by G. Doonan to approve the amended minutes. Passed unanimously.

G. Doonan presented the monthly treasurer's reports which was discussed and a motion was made by A. Friedman and seconded by Mary Ellen Harwood to approve the reports. Passed unanimously.

The Widders' report was tabled till the next meeting as Mr. Widders was unable to discuss the memo with Kristine.

Mary Ellen's picnic report was discussed. The decision to use a vendor was applauded and suggested for future years. Additionally, the use of a vendor for the table and chairs, as opposed to City Corps was made as the cost was much less and we managed fine without the Corps. The need for more garbage containers and larger garbage bags was to be added to the report. All comments about the picnic were favorable despite the modest attendance. The times to be 11AM to 2 PM.

Julie Pena reported that doggie bags and additional dispensers were to be installed in the coming week, after much negotiation and discussion with the City.

Greg Kenney presented a petition to be sent to the City concerning the need for street repairs to the Dune's streets. All present signed the petition and lauded Greg for his efforts.

A. Friedman showed photos of two of our neighborhood entrance signs in need of minor repairs to the stone framework. After some discussion about the original vendor and the follow-up repair vendor, Greg Kenney, a contractor, offered to handle the minor repairs and will submit his charges to the board for reimbursement. G. Doonan moved, and A. Friedman seconded a motion to have Greg do the work to include the inspection of all of the other signs. Passed unanimously.

The subject of the scheduled dumpster day was discussed with the news that the date would have to be reset as the City could only provide the service of trash bins to the Neighborhood Council and then with sufficient scheduling time. The volunteers scheduled to assist will be diverted to walkway beautification and house numbering. A supply of numbers IS AVAILABLE. This then led to a discussion of the urgent need to get the required ELEVEN member Neighborhood Council active again and we were fortunate to have Greg Kenney volunteer to handle this critical task. J. Pena agreed to serve on the council as did G. Moreno. F. Mazzie to be contacted as well and Bodine Elias to be contacted for her advice and suggestions for other members. With the pending organization of the Council, R. Goodman moved and G. Doonan amended a motion to have K. Barsky try to get the 16th of January, 2010 reserved for a dumpster day or the next available Saturday. Passed unanimously.

A. Friedman moved and G. Doonan seconded a motion to adjourn at 7:18 PM

Next meeting scheduled for September 18th.

Respectfully submitted by A. Friedman

MANDALAY SHORES COMMUNITY ASSOCIATION
3844 W. CHANNEL ISLANDS BLVD.
OXNARD, CA 93035

Minutes from July 16, 2009 Board Meeting

Meeting was called to order at 6:15PM by K. Barsky, President. All board members present and three guests: M. Peters, John Patchett and John Fetter.

Minutes of the previous two meetings were reviewed as distributed. Motion was made and seconded by J Pena and R. Goodman, respectively, to accept the amended minutes. Approved unanimously.

Treasurer's reports as submitted by G Doonan, Treasurer, were reviewed and discussed. Motion was made and seconded by A. Friedman and J Pena, respectively, to accept treasurer's reports as submitted. Approved unanimously.

Old Business:

Marty Peters was present to discuss his proposal for uniform, secure mailboxes. One contractor has been identified and has made some proposals. Costs appear high at \$7-800 each and design costs could be reduced or eliminated with volume. Richard Zakarian has offered to poll and gather support on Amalfi Way. Mary Ellen H moved to support the project if a minimum number, discussed to be 8 units on one street could be assured of completion. Given that degree of support, the board will next consider the level of financial support, primarily to offset design expense. Seconded by AEF and approved 6-0

Plans for the annual picnic were discussed by Mary Ellen and April, co-chairs. Notices to be printed will be distributed by street skippers by end of July. Garbage to be considered, and site secured by 6 AM. Piñatas for kids and name tags discussed. Two food options were discussed. First was In & Out Burger and Ross was to supply the name of the owner of a taco truck with proper City licenses. Referred for further review, but generally agreed that one of these options favorable to buying and cooking. Water and ice, table and chair rental and canopy for side dishes and dessert were discussed and left to the committee.

Mary Ellen presented the efforts of the walkway beautification committee. A lovely, laminated placard has been designed and all agreed it was perfect. The project will be presented on our website and discussed in future newsletters and at the picnic. To that end, street numbers will be made available at a modest discount at the picnic and through the street skippers. Mary Ellen to purchase in quantity, numbers 5 & 4 to be needed in excess.

The Widders' firm has produced lengthy memorandum and brief proposal. The memo was so complex and the proposal so brief, the topic was tabled till next month. This was due mostly to the lack of cost for the memo, even though the proposed cost was remarkably low.

K Barsky then discussed the excellent progress initiated by J Pena in discussions with the City of Oxnard on a variety of topics. New, reflective street signs have been purchased and will be installed on remaining streets soon. April met with someone at the City and agreement was reached to replace low

level plantings at all community entrances IF the Association buys/pays for soil amendments, which was agreed upon. MSCA to propose planting varieties such as agapanthus and blue/purple status (sp?). Straight across cutting of the fig vines explained to our board and replacements to be effected of those that died. City has begun regular truck watering of queen palms in the Dunes. Presently, the Dunes streets are scheduled for patch work only. We are to contact Jason Samonte, Oxnard City street engineer, to have the project of new streets in the Dunes area, placed on the City's Capital Improvement list, after the California state budget is settled. Until then, the city's capital improvement budget amount is undetermined. Doggie bag issue more complex but talks continue.

Dunes residents abutting the Edison canal disapprove of the repaired barb wire fence. Fence was permitted, years ago, and simply repaired. Not a board issue.

Due to the time, 8:23 PM, no new business was discussed and the meeting adjourned by K. Barsky.

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Minutes for the May 21st, 2009 Board Meeting

The meeting was called to order at 6:20 PM, K. Barsky, President
All Board members were in attendance and Carl Skelly was present as a guest.

Minutes from the previous meetings were corrected and a motion to approve was made and seconded by J. Pena and M. Harwood respectively and passed unanimously.

Treasurer, George Doonan presented two Treasurer's reports for the month of April, one as before and a new report of actual versus budget. There was much discussion about adding new budget items and where specific budget items should be located. This was because many expenses from last year were not paid until 2009. During this discussion, the need for another City Corp cleanup of the walkways was noted and will be initiated. A motion by A. Friedman, and seconded by M. Harwood, to approve BOTH reports, was discussed and passed unanimously.

Under OLD business:

Ross G. reported he had failed to connect with Phil Gregory on efforts to have the City of Oxnard move forward with replacement of all street signs. K Barsky reported that separately, from another source, she had learned that the City's street budget had been cut in half. Ross was encouraged to continue to pursue the matter and possibly offer the Association's aid.

April W. reported her efforts to have the three internet map services correct their naming of Beachcomber had not yet been successful, but will follow up with all three. Carl Skelly provided some wonderful historical information regarding how this matter developed in the first place.

Bob Boehm was not in attendance and thus no report from the Witters' law firm was available. K Barsky will follow up with Bob for our next meeting.

J. Pena reported her success with the City to have doggie bag dispensers placed and filled along Mandalay Beach Rd, including the replacement of one damaged during sand removal.

New Business:

Mary Ellen started a discussion about formalizing the treasurer's reimbursement. It was made clear that this practice was started by the late Stu Taubitz at a board meeting and has been carried out ever since for over four years, primarily as a means to reimburse the treasurer for his mileage to empty the Association's mailbox daily, during dues collection time, December through March. There was much discussion and all agreed that rather than have a blanket payment of up to but not to exceed \$600, all board members would submit expense receipts for office supplies and the treasurer **only** may submit mileage expenses, all to be classified as "office expenses". A motion

to this effect was made by J. Pena and seconded by M. Harwood and passed unanimously.

G. Doonan brought up the subject of the landscaping at the entrances to our community along Harbor Blvd. He noted a lack of attention by the City and a serious lack of irrigation. Of course, the budget crisis was cited, but A. Williams offered to talk to the City about correcting the problem or gaining access to the irrigation system so that the Association could consider hiring its own gardener to rectify the situation. All agreed such an expenditure would be in the communities interest, but access to water was the limiting factor.

G. Doonan also brought to the board's attention the deplorable condition of the streets in the dunes neighborhood, especially compared with the streets on the west side of Harbor. On this matter, R. Goodman offered to work with the city to try to resolve the matter.

K. Barsky then brought up the matter of a date for the Association's annual picnic. The proposed date of August 8th was met with some favor, but we all agreed that before selecting a date, we needed to have one or more people to agree to plan and coordinate the event. A. Williams offered to co-chair a committee if the date was moved a week later (August 15th) and M. Harwood offered to assist. The two will try to work out their schedules by May 26th so that an announcement can appear in the June newsletter. Failing such agreement, the picnic must be postponed.

K. Barsky discussed the proposed date for our annual dumpster day, September 12th. J. Pena had determined that ONLY the neighborhood council, now basically defunct, can have free dumpsters provided by the City. However, the cost is modest, at \$115 per bin and \$46 per ton extra. G. Doonan moved and R. Goodman seconded a motion that the Association pay up to \$3,000 for up to nine bins, one on each end of Mandalay Beach Rd and one in the Dunes neighborhood to be filled up to three times each. M. Harwood will provide a supervision schedule and K. Barsky offered to create a flyer to be circulated by the Street Skippers. The motion passed unanimously.

Street Skippers – Mary Ellen Harwood discussed her plans for a walkway beautification project. The gist of it being that certain standards (free of weeds, fences in good repair, house numbers in place, etc) be set and a competition be held and a recognition event, in addition to a newsletter article with photos, be held for those owner's adjacent to a walkway that met the standards. All agreed that this was a superb idea and Mary Ellen was encouraged to flesh out the proposal and move forward.

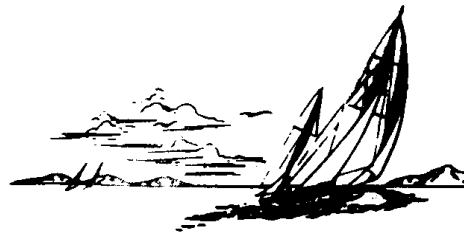
The meeting was adjourned at 7:50 PM.

The next meeting of the Mandalay Shores Community Association will be held on June 18th

MANDALAY SHORES COMMUNITY ASSOCIATION, INC

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Minutes for the April 16th, 2009 Board Meeting

Present: K. Barsky, J. Pena, A. Friedman, A. Williams, G. Doonan

Absent: M. Harwood and R. Goodman

Guests: R. Boehm, M. Widders, Martin Peters, F. Mazzie

The meeting was called to order at 6:15 PM by K. Barsky, President.

With outside guests present, the President asked and all agreed to allow R. Boehm to introduce Monte Widders and allow him to present his findings of a review of the Associations articles of incorporation and by-laws. Mr. Widders noted a number of conflicts. The topic of IF our Association was a Davis-Sterling mutual benefit non-profit (mbnp) was discussed and the matter relates to an examination of the tract maps to determine that issue. It was discussed that it would **NOT** be in our best interest if we **were** considered a Davis-Sterling mbnp. Even though we not do have a clearly defined common area, an exam of the map is required. Much discussion ensued about our need and desire to change the by-laws. A simple majority vote of the lot owners will be required. Our CC&R's have expired but roll-over every ten years. Changes can be made between July of this year and January of next year, an important point. M. Widders agreed to have a paralegal examine the tract map, review and estimate the cost to re-write all necessary documents to bring the Association into compliance with laws and those to be in our best interest. A cost of less than \$1,000 was estimated. A. Friedman moved to engage the Widders' firm to determine if we fall under the Davis-Sterling act. G. Doonan amended the motion to ask that the Widders' firm return with a plan as well, for to how to proceed. J. Pena seconded the motion as amended and it passed unanimously.

Martin Peters, a resident then discussed his proposal to use Association funds to help residents improve their mailboxes. His proposal is to have a single construction firm selected from various bidders to construct as many solid, wood and masonry mailboxes as desired. He showed examples of some designs. In the discussion that ensued, it was pointed out that many homes already had nice, secure, substantial mailboxes, many of which were created to mimic the design and style of the residence. However, it was fully agreed that many homes still have a simple plastic or metal mail box that cannot be locked and provides NO security. M. Peters felt the average cost per mailbox stand would be about \$350 and his proposal was that the Association pays some portion of that cost to encourage home owners to upgrade their mail boxes. J. Pena moved to have M. Peters to get several quotations for such construction services and to present them back to the board for further consideration. Under discussion, it was stated that the Street Skippers could assist in assessing the level of interest on mailboxes if it progresses. G. Doonan 2nd the motion and it was approved unanimously.

We then returned to the agenda schedule.

A. Friedman provided copies of the January and February meeting minutes, but forgot to bring printed copies of the March minutes that were provided to all board members via e-mail prior to April 1st. The February minutes had been previously approved. The March minutes were read and both January and March minutes were approved as amended (mainly typographical errors). G. Doonan asked that in the future, the minutes be read by all board members prior to attending the board meeting to speed the meeting process. All agreed.

G. Doonan presented the monthly treasurer's report which was discussed and a motion was made and seconded by J. Pena and A. Friedman, respectively to approve the report. George also presented a proposed budget and will track our expenditures against the budget during the year.

J. Pena handed over the 2009 proxies to A. Friedman for storage.

Under Old Business, K. Barsky discussed her inability to print the list of officers on the Association web site. A. Friedman to look into the matter.

K. Barsky reported that the speed humps had been installed and painted on Oceanaire and that they had made a major impact on a particular school bus known to travel at excessive speed.

Issue # 3 efforts to have the City of Oxnard move forward with replacement of all street signs was tabled till next meeting as R. Goodman was absent.

Under item #4, A. Williams reported that the plat map for the neighborhood clearly shows Beachcomber Street to be just that, a street and NOT a Way. A. Williams sent correction notices to Google maps, Yahoo maps and to MapQuest. Google responded promptly and affirmatively. Responses from the other two map firms are pending. A. Friedman to let the homeowner who brought this issue to the Board's attention knows about our actions and we will follow up on this matter as well.

K. Barsky reported that the letter thanking Carl Skelly for his efforts in our special election was appreciated and a gift certificate was included. Board members were sent a copy via e-mail.

Under New Business:

The agenda item for Street Skippers was tabled due to M. Harwood being absent.

Discussion of the list of Suggestions and Concerns of the homeowners, raised at the annual meeting were then addressed, one by one.

Graffiti - It was proposed that the next newsletter strongly encourage owners to report new instances promptly.

Empty Lots and Parking Issues- Similarly, the newsletter to encourage owners to report parking abuse and weed issues promptly to City Code Enforcement.

Doggie Bags in the Dunes: A. Williams to pursue with the city to include the request to have them at all coastal access locations in the Shores.

Landscaping - It was discussed that poor or improper planting issues and some watering issues were the root cause of much of the concerns in both the Dunes where palm trees have not survived and on Harbor where fig vines are not thriving and many are dying. J. Pena to handle these matters with the City.

Security - As this is a large and difficult issue, a committee will be formed.

Mail Theft - M. Peters addressed this issue before the board at the beginning of this meeting.

The North Shore Project - Clearly, this issue is in limbo. Some work continues to be done, but the original developer has gone bankrupt and the project is NOT moving forward.

- A. Williams presented some ideas and suggestions for having a professional web designer make a number of attractive and interesting changes and improvements to the Association web site. The proposal to allow all board members to have the ability to add to and change the web site was discussed and rejected. It was felt that only a limited few competent web masters should control the web site. However, a number of the proposed changes were felt to be highly desirable and A. Friedman, the current webmaster openly admitted that such changes were beyond his current abilities. Further action tabled until next meeting.

M. Harwood's proposed discussion about the treasurer reimbursement was briefly discussed and then tabled till next meeting.

Next meeting scheduled for May 21st.

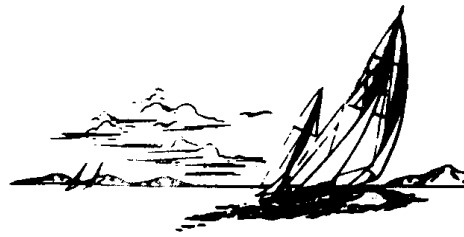
The meeting was adjourned at 8:35 PM

Respectfully submitted by A. Friedman

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Minutes from 3/19/2009 Board Meeting

Meeting was called to order at 6:05PM by Kristine Barsky, President.

Just prior to this meeting, the newly elected directors: K. Barsky, J. Pena, R. Goodman, A. Friedman, G. Doonan, ME Harwood met in executive session to elect officers for 2009. The results are that K. Barsky was elected President, J. Pena was elected Vice President, A. Friedman was elected Secretary and G. Doonan was appointed Treasurer per previous discussions. April Williams voted in advance and arrived in time to attend the regular meeting.

Guests included: Bob Boehm, Randy Kirschke, Francine Mazze, Art McCormick and Greg Spies

Minutes of the Jan 15th were reviewed and numerous corrections discussed. Bob Boehm made several good suggestions due to his insight. A motion was made and seconded by ME Harwood and R. Goodman, respectively, to accept amended minutes. The minutes for the February meeting were NOT available and will be discussed and approved at the April meeting.

The treasurer's report was submitted by G Doonan, Treasurer. A motion was made and seconded by ME Harwood and R. Goodman, respectively, to accept the treasurer's report as submitted. Additionally, G. Doonan presented a 2008 Annual Report detailing how the Association funds were spent in 2008. There were several questions and A. Friedman provided numerous answers regarding the timing and actual payment details in many cases. Both reports can be found on the Association web site. R. Goodman and J. Pena, respectively, moved and seconded a motion to accept the Annual report.

Correspondence: K. Barsky reported that she got a letter complaining about the lack of a current list of officers on the Association web site. The fact remains the list was accurate, but not properly labeled. It will be corrected very soon. On the subject of the website, the lack of the Association newsletters was mentioned. A. Williams volunteered to assist with the Association web site. One additional letter was received from Bob Launius on Oceanaire, concerning the status of the speed bumps on his street. He reported that a work order for the bumps installation had been issued but work had not commenced. He will report once the work is complete and offered to assist other residents who might desire speed bumps on their streets.

Old Business: No items were discussed under old business.

New Business: G Doonan proposed a letter to Carl Skelly and the other members of the election committee expressing our thanks for their efforts, including gift certificates. This was agreed to unanimously and K. Barsky will handle this matter.

G. Doonan reported that Phyllis Villareal of the night patrol has requested an additional cash infusion for the patrols efforts. ME Harwood moved that we release the funds but request receipts for her expenses. A. Friedman seconded the motion and it was approved.

R. Goodman discussed the City of Oxnard's placement of new street signs in the Shores but noted that not all signs had been replaced as of yet. Ross would like to see the task completed ASAP. G. Doonan moved to have Ross follow-up with the city. A. Friedman seconded the motion and it was approved.

A. Friedman mentioned a discussion he had with Alan Simon at the election meeting. Dr. Simon noted that while street signs on Beachcomber Street clearly note the Street designation, but Google maps and Mapquest report it as a Way. A. Williams has access to the cities maps and resources and offered to look into this matter.

Guest Bob Boehm, who served on the election committee, brought forward the subject of the Associations “ancient” by-laws and the problems the election committee noted during the recent election. The by-laws were written in the 1960’s and are clearly in need of revision. Bob has identified a local attorney, M Witters, who specializes in such matters, and has discussed the scope of the project in generalities. The cost would be between \$2,500 and \$5,000 depending upon the scope of effort requested by the board. Bob offered to send Mr. Witters a copy of our by-laws and to request his estimate of the cost and to present to the board a written proposal, with full details of the scope, deliverables and timing. It was discussed that the adoption of any revision of the by-laws is a difficult matter requiring a vote by the entire membership. Timing of such a vote is critical and it was proposed that during the annual dues collection period might be the best time, but that details of such a proposed vote could be disseminated in the Association newsletters and on the Association web site. J. Pena moved to authorize B. Boehm to contact Mr. Witters with a copy of the current by-laws and to solicit a proposal for their amendment or replacement. R. Goodman seconded the motion. ME Hardwood mentioned that the Street Skippers could also assist in getting the membership to actually vote on the proposed changes. The motion was approved unanimously.

K. Barsky asked for a volunteer to see to it that our meeting room was unlocked and ready for each month’s meeting. ME Hardwood volunteered to handle this matter monthly.

Guest F. Mazze discussed the need for more representation by the Shores area at the Oxnard neighborhood council. Guest/resident Greg Spies was approached and he accepted this responsibility.

ME Harwood asked that Street Skippers be placed as a regular agenda item for each monthly meeting.

K Barsky asked that meeting agendas be sent out by the Monday prior to each meeting. The secretary will solicit agenda items in advance and send out the agenda as requested.

ME Harwood proposed the annual new officer installation dinner be held this year. There was discussion about where and when and who would be invited. March 30th at 6:30 PM was selected and the Whales Tale was agreed upon. The two committee heads, Bob Boehm and Greg Spies will be invited along with the current board and one guest each.

K. Barsky also asked that the list of owner concerns be added to the agenda as a regular item.

Kristine Barsky adjourned the meeting at 7:58 PM

MANDALAY SHORES COMMUNITY ASSOCIATION

Board Meeting of February 19, 2009

Meeting called to order at 6:15PM by Vice President Ross Goodman

Members Present: R. Goodman, J. Pena, K. Barsky, A. Friedman, M. Harwood, G. Doonan. None Absent

Guests: B. Golemon, B. Lanius, J. Samonte, A. Williams

Special Agenda Items

:

Bob Lanius who championed the petition for speed humps on Oceanaire Street, presented the process and status of the speed bump installation. He stated 70% of the street residents responded positively.

Accompanying Mr. Lanius was Jason Samonte, Traffic Engineer from the City of Oxnard Traffic Division. Jason's Department assisted Bob Lanius with the process and one of the City's requirements was to have the item on the Board's agenda.

Jason also addressed inquiries from the Board members, Ross Goodman and Kristine Barsky. He recommended that we contact him at the Traffic Division, 805-385-7872, or the Oxnard Police Department, 805-385-7600 to request a speed monitor on Mandalay Beach Road and that he would look into the installation of a right hand turn lane on Oceanaire St. and Harbor Blvd.

A motion was made by A. Friedman and seconded by G. Doonan to commend Bob Lanius for his time and effort to make our community a safer place. Unanimously passed.

April Williams, who is vying for a Board position, inquired as to whether her landlord could write in his proxies, as he would be unable to attend the Special Election, scheduled for March 19, 2009. As per the Board's decision at an earlier meeting held on 2/5/09, the deadline for proxies had expired and only ballots passed out at the election meeting would be accepted.

Board Meeting of 2/19/09 continued

Minutes: No minutes of prior meeting held 1/15/09 were available. Kristine Barsky will prepare and preset them at the next scheduled meeting.

Treasurer's report was presented by George Doonan, on excel format, reflecting account numbers. The Association's ending balance as of Jan.31st, 2009 was \$153,127.30. George also brought up the need for a second signer on the Association Bank accounts. Presently, A. Friedman is the sole signer on the account at SBST and Capitol One. George also stated that he would like input from Board members on investments for the Association's funds.

A motion was made by J. Pena and seconded by P. Einstein to add George Doonan to the above referenced Bank accounts. Unanimously passed.

Old Business: Plans for the Special Election Meeting to be held on 3/14/09

New Election letter has been mailed of to residents by A. Friedman. Alan will also be responsible for setting up the election meeting signs the week prior 3/14/09.

K. Barsky has secured the Hollywood Beach Auditorium from 9:30AM to 12:30 PM for our Special Election Meeting of 3/14/09.

Carl Skelly and his committee will handle the voting process.

New Business:

Alan Friedman suggested the Board consider a new method of using proxies for the upcoming Special Election. The recommendation was voted down by all Board members.

K. Barsky will be in charge of the drawing to be held at our Special Election meeting. Prizes will be Mrs. Olsen's Gift certificates.

A. Friedman spoke to the Anacapa Isle management regarding the continued rental of the Clubhouse for our Board meetings. We will continue to pay \$50.00 per month. The amount of \$300.00 was paid, which will take us through June 2009.

Ross Goodman shared a picture of a beach access which appeared to be fenced off.

Meeting adjourned at 7:15PM. Next meeting scheduled for March 19th, 2009 at 6:15PM.

Respectfully submitted by,
J. Pena, Board Secretary

MANDALAY SHORES COMMUNITY ASSOCIATION
3844 W. CHANNEL ISLANDS BLVD. STE: 316
OXNARD, CA. 93035

Monthly Board Meeting of MSCA on Thursday, January 15, 2009
Location: Anacapa Isle Marina Clubhouse

2009 Board Members Present: L McGrath, G.Doonan, K.Barsky, K.Graves, R. Smith,
and A. Williams Absent: A. Friedman

2008 Board Members Present: M. Harwood, R. Goodman, J. Pena, and P. Einstein

Meeting was called to order by L. McGrath at 6:20 PM.

Minutes from prior meeting dated 18 December 2008 were approved.

The Treasurer's report was presented by Treasurer, G. Doonan, and reflected an ending balance of \$147,168.55 as of 31 December 2008. The Treasurer's report was approved as submitted.

A number of residents were present who wished to speak, so the floor was opened for comment.

Roberta Zakarian expressed her displeasure with the annual meeting because there was no election held. Zakarian and other residents who had planned on voting at the meeting were not given the opportunity to do so. This has never happened before, and the meeting notice said that a election would be held.

Ilse Lang questioned the membership status of some of the 2009 Board members. According to the by-laws every Director must be a property owner. She provided her comments in writing to the Board.

Penny Boehm wanted to know how the proxies were voted and brought up the Class A membership in the by-laws as criteria for voting and holding office.

Bob Boehm commented that based on parliamentary law the old Board of Directors remains in office until the new board members are certified. Certification would be dependent on how the proxy sent out to all association members was worded. Did the proxy delegate the person's vote to the entire MSCA Board or the Chairman of the Board, L. McGrath?

Gerry Moreno expressed displeasure with the lack of an election at the annual meeting.

Patricia Einstein was confused about the membership status of A. Williams and R. Smith, since neither individual is a property owner in MSCA.

Carl Skelly pointed out that the proxies should have gone to the secretary, not the treasurer, per the by-laws.

Julie Conrad pointed out that she had not been allowed to run for the Board of Directors when her husband was a board member. Consequently, R. Smith, being of the same household as board member L. McGrath, should not be allowed to hold a seat on the Board.

Ross Goodman felt that a proper election was not held.

Phyllis Villarreal was very upset about how the 2009 Board members were appointed and requested that L. McGrath resign as President of the Board.

Kathleen Graves delivered a check for \$150 to the Board for the MSCA annual dinner that she has attended for the past two years as K. Barsky's guest, since there is no provision for meals in the by-laws. She also questioned an invoice submitted by a 2008 Board member for secretarial services that was not approved by a Board vote, but was paid.

Julie Pena made a motion that three non-Board home owners be appointed by consensus to review the 2009 MSCA election and make a recommendation as to the validity of the 2009 Board members no later than February 19, 2009. Mary Ellen seconded the motion and provided it in writing. The motion was passed by the 2008 Board members present with L. McGrath abstaining.

The three people who were suggested by the group were former Board President, Carl Skelly; former Board Secretary, Richard Zakarian; and Bob Boehm, a former city attorney who has experience working with home owners associations.

Larry McGrath resigned and the meeting ended.

The following is a list of residents who attended:

David and Kathleen Reed, Breakers Way

Francine Mazze, Oxnard Shores Mobile Home Park

Kathy Mendes

Gerry Moreno

Bob & Penny Boehm, Capri Way

Betty & Walt Quist, Island View

Ron & Phyllis Villarreal

Carl & Karolynn Skelly

Julie and Rick Conrad, Marlin Way

Karen Valdez, Wooley Rd.

Roberta Zakarian

Ilsa Lang

Marty Ingraham

Lyne Vander, Dunes

Margie & John Fetter, Reef Way

(There may have been additional persons present, but the sign-in sheet was not returned.)

Submitted by K. Barsky acting as Secretary.

MANDALAY SHORES COMMUNITY ASSOCIATION
3844 W. CHANNEL ISLANDS BLVD STE 316
OXNARD, CA 93035

ANNUAL MEETING AND ELECTION, HELD JAN. 10TH 2009

Meeting was called together by Larry McGrath, Board President @10:10AM.

Board Members present: L.McGrath, J.Pena, A. Friedman, K. Barsky, M. Harwood,
R. Goodman, P. Einstein

Other Attendees: Mandalay Shores residents/association members.

GUEST SPEAKER: Oxnard Police Officer, Jose Silva, spoke to us about the importance of being vigilant of our surroundings. As residents, we are the most familiar with goings on in our neighborhood and must report anything unusual. Door to door vendors should be in possession of a City of Oxnard Vendors permit, with picture.

Officer Silva, will resume sending the local police report to our website:
www.Mandalayshores.org, on a monthly basis. He also gave out two phone numbers to keep on hand:

Jose Silva #805-6570 Non-emergency Police #805-385-7600

2008 ACCOMPLISHMENTS:

Larry McGrath and A. Friedman presented a slide show outlining the Board accomplishments in the year of 2008, which included the following:

1. Walk way clean up
2. Improved beach clean up
3. Palm trees at the dunes, now due for 3mos irrigation by the City
4. Annual Picnic
5. Landscaping on Harbor Blvd.

Larry McGrath addressed the concerns regarding the noise coming from the new oil derricks on Harbor Blvd. The City was contacted and the oil company has installed sound buffers.

Larry also addressed the construction project on the corner of 5th and Harbor Blvd. To date, the developer has ceased construction and plans to restart are still unknown.

Page 2 of Jan. 10th 2009 Annual Meeting.

Plans for 2009 were presented as follows:

1. More landscaping on Harbor Blvd.
2. Installation of Doggie Bag dispensers on Walk Ways and the Dunes area
3. Trimming of Palm trees on Harbor Blvd.

Residents expressed concerns regarding the Dunes area vacant lots and graffiti on bridge. Larry McGrath, to contact The Reliant Company, as they are responsible for the clean up of the bridge.

RESIDENT CONCERNS: Please refer to list of Resident concerns, documented by Kristine Barsky.

Resident and former Board member, Dick Chaiclin, spoke about the Community Emergency Response Team (CERT), which is sponsored by the Oxnard Fire Department. The Fire Dept. offers free training to anyone interested in being certified.

INCUMBENT BOARD MEMBERS: Current members were introduced and each spoke briefly as to why they wanted to serve on the Board again.

NOMONEES: Three individuals nominated themselves.

1. April Williams, Dunes resident
2. K. Graves, Shoreline resident
3. Rachel Smith, residence unknown

Meeting was adjourned by L. McGrath @ 11:30AM.

Respectfully submitted by J.Pena, Board Secretary

Next meeting, is scheduled for 2/15/09 at 6PM, at Anacapa Isle Club House, 3001 Peninsula Dr., Oxnard, CA.

MANDALAY SHORES COMMUNITY ASSOCIATION
3844 W. CHANNEL ISLANDS BLVD. STE: 316
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BOARD OF DIRECTORS MEETING OF DEC. 18, 2008

Meeting was called to order by R.Goodman at 6:15PM

Board Members Present, J.Pena, R.Goodman, P.Einstein, M.Harwood,
K.Barsky, K.Graves, A.Friedman.

Absent: L.McGrath

Guest: George Doonan

Minutes from prior meeting dated Nov. 20th 2008 were amended to add absent board members, P.

Einstein, L.McGrath, K.Barsky and J. Pena, and that the Dec. 1st 2008 mailing meeting was being held at K.Graves house.

Treasurer's report presented by Treasurer, A. Friedman, reflected an ending balance of \$133,604.21 as of Nov. 31st 2008. Alan was happy to announce that to date, we had received approximately \$12,000.00 (40%) in annual Association dues. This amount will be reflected in next months report. In addition, Alan will be acquiring a new C.D. in the amount of \$40,000.00 with Santa Barbara Savings with a 5% interest rate. Year-end treasurer's report and 2009 budget will be available at our annual meeting, scheduled for Jan. 10th, 2009.

Correspondence: A memo received from Treasurer, A. Friedman, dated 12/16/08, referencing Bank requirement of a copy of Board minutes approving new Association Treasurer, George Doonan, as a signatory to the Association's bank account.

A motion to add George Doonan to the Mandalay Shores Community Association's Bank accounts was made and seconded by K.Graves and J.Pena respectively, followed by unanimous yes vote.

OLD BUSINESS:

Residents with inquiries or concerns with noise coming from nearby oil derricks, may call the Ventura County office of Resource Planning. Contact: Nicole 805-654-5042.

The City Parks Dept., will be replacing missing volleyball net next spring.

L.McGrath will meet with City Parks Dept. next week to identify walkways that will be equipped with doggie bag dispensers. R. Goodman will also identify the beach access ways needing replacement of dispensers.

Dec 18, 2008 Board minutes, continued

Referencing the discussion at prior meeting of the possibility of combining the Neighborhood Council and the M.S.C.A., K.Graves commented, that as per Association by-laws, the Oxnard Shores Neighborhood Council and the MSCA organizations cannot be combined.

NEW BUSINESS:

Graffiti sightings should be reported immediately to the Graffiti Hot Line 805-385-8010.

Recently, graffiti has been sighted at the Embassy Memorial park benches as well as Surf Rider and Dolphin Way. The Graffiti Dept. is currently investigating reoccurring graffiti reported by local residents.

Police update: Phyllis Villareal, Night Patrol coordinator, has spoken to Police Officer, Jose Silva, regarding the need for additional surveillance during the holiday season. This was prompted by the report of two day time burglaries on the same street and on the same day. A Board member also had a purse stolen at the Seabridge Von's parking lot. Residents are asked to be more vigilant and to secure side gates. Report anything/anyone unusual to the non-emergency police number 805-385-7600.

To date, Beautification fliers have been distributed to residents from Oceanaire Street to Marlin Way and all of the Dunes area. The Board will continue to distribute fliers solely to advise residents of most common code violations.

Board members to prepare agenda and assign tasks for our annual meeting scheduled for Jan. 10th, 2009

Meeting adjourned at 7:45

Annual meeting will be held Saturday, January 10, 2009 at 10:AM in the Auditorium of the Hollywood Beach Elementary School located at 4000 Sunset Lane, Oxnard. CA.

Submitted by, J.Pena, Board Secretary

MANDALAY SHORES COMMUNITY ASSOCIATION
3844 W. CHANNEL ISLANDS BLVD. STE 316
OXNARD, CA 93035

BOARD OF DIRECTORS MEETING-NOVEMBER 20, 2008

Ross Goodman called meeting to order 6:15pm

BOD members present: R. Goodman, A. Friedman, Mary Ellen Harwood
Quests: Kathleen Graves, George Doonan

A. Friedman read minutes of 10/16/2008 meeting and stated that \$1434.37 was received from P. Villareal for money advanced to her and not used for night patrol. He will correct the October Treasurers Report to reflect the source of deposits. The 12/17 Submission date noted for K. Barsky year end newsletter was questioned.

Treasures Report: A. Friedman reported grand total of funds \$134,091.14 which includes his estimate of balances of CDs. Allen stated that he had been notified by Airport Storage of an increase in fees. Ross stated he will contact them to investigate.

Old Business:

1. 2008 year end newsletter: Alan stated that Kristine and Larry had agreed that no newsletter would be sent out due to lack of news items.
2. Safety meeting results: Would like to have update from Ron and Phyllis Villarreal on their efforts to install locations of utility shutoffs.
3. Doggie Dispensers: Ross suggested that all BOD members look for needed areas that Doggie Dispensers are needed. Ross felt that every signed beach access way has Doggie Dispensers.

New Business:

1. Annual meeting set for Saturday 1/10/09 at 10:00AM. Alan will gather up the parts of a letter announcing the meeting to include the annual dues billing mailing. A stuffing party date was set for Tuesday 12/2/08 at Kathleen's house (4821 Shoreline) at 6:00PM.
2. Ideas for Annual meeting Agenda:
 - 1.1 Presentation by Larry on state of ideas received by BOD.
 - 1.2 Ross discusses and presents his map of construction in Mandalay Shores.
 - 1.3 Ron and Phyllis presentation on safety shut offs.
 - 1.4 Street Skipper recognition.
3. Agenda for annual meeting will be finalized at December BOD meeting on 12/18/08. It is desirable to engage a speaker for the annual meeting.
4. The issue of duplicity of the Neighborhood Council and the Home Owners Association was raised by Ross. After discussion it was agreed that while the two organizations have common interests they probably could not be combined.

Meeting adjourned at 7:15PM

MANDALAY SHORES COMMUNITY ASSOCIATION
3844 W. CHANNEL ISLANDS BLVD. STE 316
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BOARD OF DIRECTORS MEETING HELD OCT. 16, 2008

L. McGrath, President, called meeting to order at 6:15PM

Member's present: L.McGrath, J.Pena, M.Harwood, P.Einstein, K.Barsky

Members absent: R.Goodman, A.Friedman, K.Graves

Guests: D.Chaiclin, R.Villareal, P.Villareal

Secretary's minutes were presented and appropriately amended by K.Barsky, representing absent Board member, K.Graves and L.McGrath. Motion to accept amended minutes was made and seconded by P.Einstein and M.Harwood, respectively.

Treasurer's report, submitted by A.Friedman, Treasurer. The ending balance, as of 9/30/08, was \$137,066.01, inclusive of outstanding C.D.'s. Treasurer's report will be amended to reflect the actual amount of cash received and deposited, from the Night Patrol utility decal fund. Motion made to accept amended treasurer's report made and seconded by, L.McGrath and J.Pena, respectively.

Correspondence: A copy of letter addressing the M.S.C.A.'s discontinuation of reviewing and approving plans for new construction in the Mandalay Shores area, was submitted to Board Secretary, by L.McGrath, President. This letter may be used to respond to any new requests/inquiries concerning new construction.

Old Business:

Dumpster Day: Thanks to resident participation, Dumpster Day was reported to be a total success! Dumpsters were located at three locations and were picked up three times each. Total amount of pounds collected, not yet known. A special thanks goes out to Mary Ellen Harwood who recruited volunteers, and coordinated their schedules.

Doggie Dispensers: L.McGrath will continue to follow up the City's Park Dept, for the installation of doggie bag dispensers along the walk ways and the new park area.

2009 Board of Directors slate and 2009 annual meeting: L.McGrath to contact the Hollywood Elementary School, to reserve the auditorium for our meeting in January 2009. Details for annual meeting's agenda, to be discussed at our November board meeting.

New Business:

Newsletter Publication: K.Barsky will be responsible for the last newsletter, for this year. All news items are to be submitted to K.Barsky no later than 12/7/08. Items to be submitted should include information on the new park playground, dues, annual meeting information.

Meeting adjourned @7PM and follow by a Neighborhood Safety meeting. Next Board meeting is scheduled for 11/20/08 at the Anacapa Isle Marina Clubhouse located at 3001 Peninsula Road, Oxnard, CA.

The Safety meeting conducted by Night patrol leaders, Ron and Phyllis Villarreal, emphasized the importance of identifying utility shut off valves, especially, in the event of an emergency.

Phyllis and Ron offered to supervise this program, to be made available to all residents. They will be first contacting the attendees within two weeks.

The M.S.C.A. agreed to pay the costs for the start up equipment, consisting mostly of a shut off tool, with an approximate cost of \$3.50. Phyllis will purchase and bill the Board for the first dozen.

Attendees: John Fetter, George and Liz Doonan, Eleanor Kessel, Roberta Zakarian, William Rand Kirshke, Dick Chaiclin, Ed and Beverly Burros and afore mentioned attending Board Members.

Board Minutes and subsequent safety meeting information, respectfully submitted by,
J.Pena, Secretary