

VILLANITAS HOMEOWNERS ASSOCIATION

NOTICE OF REGULAR BOARD MEETING

The Board of Directors of Villanitas Homeowners Association will meet on *Tuesday, March 12, 2024 at 6:00 p.m.* The meeting will be held at the Encinitas Community & Senior Center, 1140 Oakcrest Park Dr, Encinitas, CA 92024. Board members, if you will be unable to participate in the meeting, please be sure to notify Elite Community Management.

AGENDA

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CALL TO ORDER

HOMEOWNER FORUM (15 minute maximum)

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 homeowner forum portion of the meeting.

APPROVAL OF PREVIOUS MEETING MINUTES

FINANCIAL REPORT

- a) Review of Monthly Financial Statements
- b) Delinquency Update
- c) Reserve Projects
- d) Expenditures & Budget Summary

MANAGEMENT REPORT

- a) Work Order History

UNFINISHED BUSINESS

- a) Revisions to Architectural Control Standards
- b) Pool Deck Drain
- c) Landscape RFP Draft
- d) Future Contract Planning & RFP Process
- e) Request for Change to Common Area
- f) Tennis/Pickle Ball Court – Usage & Reservation System

NEW BUSINESS

- a) Tot Lot – 2nd Inspection
- b) Trash Can Reminders
- c) Annual Financial Review
- d) Resolution for Transfers from Operating & Reserve Accounts

COMMITTEE REPORTS

- a) Landscape
 - i) Punchlist
- b) Ad-Hoc Landscape Renovation
- c) Architectural/Rules
 - i) Roles & Duties
 - ii) Neighborhood Survey & Process
 - iii) Applications – 1432 Valleda – Fence;
- d) Website
- e) Newsletter

CORRESPONDENCE

ADJOURNMENT