

VILLANITAS HOMEOWNERS ASSOCIATION

NOTICE OF REGULAR BOARD MEETING

The Board of Directors of Villanitas Homeowners Association will meet on *Wednesday, May 08, 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

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) CD Maturity – Investments/Changes
- 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) Revisions to VHOA Rules and Regulations

NEW BUSINESS

- a) Board Positions
- b) Tot Lot – Project Prioritization and Planning
- c) Pool – Bathroom Repairs
- d) Low-Water Landscape Project
- e) Key Fobs – Contact Info for Key Holders
- f) Resolution for Transfers from Operating & Reserve Accounts

COMMITTEE REPORTS

- a) Landscape
 - i) Punchlist
 - ii) Proposals
- b) Ad-Hoc Landscape Renovation
- c) Architectural/Rules
 - i) Roles & Duties
 - ii) Neighborhood Survey & Process
 - iii) Applications – 1515 Tzena Way – Paint Exterior; 1541 Linda Sue Lane – Paint Exterior; 1447 Linda Sue Lane – Screen Replacement
- d) Website
- e) Newsletter

CORRESPONDENCE

ADJOURNMENT