

**Cypress Home Owners Association
Board of Directors Meeting
February 6, 2014
MEETING NOTICE & AGENDA**

NOTICE OF MEETING: The next Board of Directors Meeting for the Cypress Home Owners Association will be held on **Thursday, February 6, 2014**. The Board Meeting will be called to order at **6:15 p.m.** at Clubhouse #2, Cypress, California.

I. Call to Order

II. Review & Approve Agenda

III. Executive Session – 6:15 p.m.

A. Approval of Executive Session Meeting Minutes

1. December 5, 2013

B. Member Discipline & Enforcement of Governing Documents

1. Hearing Notices
2. Request For Homeowner Attendance at the Board Meeting to Discuss a Violation
3. Warning Notice For Items Stored in the Common Area
4. Correspondence Regarding Hearing Decisions
5. Correspondence Regarding Various Violations

C. Payments of Assessments & Delinquent Accounts

1. Payment Plan Request
2. Correspondence Regarding a Late Payment
3. The Judge Law Firm Correspondence
4. Cane, Walker & Harkins, LLP. Correspondence Regarding a Senior Foreclosure
5. Assessment Collection Status Report Submitted by Cane, Walker and Harkins, LLP
6. Statement of Account Preliminary of Levying of Liens

D. Formation of Contracts – No Business Pending

E. Litigation or Consideration of Litigation – No Business Pending

F. Legal Opinion & Legal Guidance – No Business Pending

G.

IV. Annual Membership Meeting – 7:15 p.m.

V. Windor Presentation – 7:00 p.m.

VI. AMC Construction and Building Services Presentation – 7:30 p.m.

VII. Regular Session - Board Actions

A. Approval of Regular Session Minutes

1. December 5, 2013

B. Architectural Matters

1. Architectural Submission and Review Procedures
2. Architectural Approval Request for Fence Replacement
3. Homeowner Correspondence Regarding Window Replacement

C. Landscape Maintenance – No Business Pending

D. Committee Reports

1. Parking Violation Correspondence
2. Correspondence Regarding Clubhouse Income
3. Request For Reimbursement of Emergency Preparedness Committee Supplies

E. Consent Calendars and Resolutions

1. Lien Authorization Consent Calendars
2. Resolution to Approve the Duties of the Association President

F. Financials

1. Check Request Forms
2. Financial Reports for the Periods Ending November 30, 2013 and December 31, 2013
3. Financial Reference Guide

G. Maintenance & Service Proposals

1. Clubhouse Door Replacement Proposals
2. Antis Roofing and Waterproofing, Inc. Roof Repair Proposal

H. Administration & Operating Request and Actions

1. Proposed 2014 Assessment Collection Policy
2. Proposed 2014 Annual Calendar
3. Communication Worksheet
4. Homeowner Correspondence Regarding Fruit Flies in the Neighborhood

VIII. New Business

Pursuant to California Civil Code Section 4930(d), the Board may address matters of new business only after making a finding that the matter involves circumstances that could not have been reasonably foreseen, and which of necessity make it impracticable to provide prior notice as required by the California Civil Code.

IX. Homeowner Open Forum

X. Adjournment

A. Next Meeting Date – February 27, 2014

B. Motion to Adjourn