

**Cypress Home Owners Association
Board of Directors Meeting
August 25, 2011
MEETING NOTICE & AGENDA**

NOTICE OF MEETING: The next Board of Directors meeting for the Cypress Home Owners Association will be held on **Thursday, August 25, 2011**. The meeting will be called to order at **6:15 p.m.** at Clubhouse #2, Cypress, California.

- I. Call to Order – 6:15 p.m.**
- II. Review & Approve Agenda**
- III. Executive Session**
 - A. Approval of Executive Session Meeting Minutes**
 - 1. June 23, 2011
 - B. Member Discipline & Enforcement of Governing Documents**
 - 1. Special Letter
 - C. Payments of Assessments & Delinquent Accounts**
 - 1. The Judge Law Firm Correspondence
 - 2. Cane, Walker and Harkins, LLP, Correspondence
 - 3. Homeowner Correspondence
 - 4. Statements of Account Preliminary to Levying of Liens
 - D. Formation of Contracts**
 - 1. Re-Roof/Roof Maintenance
 - E. Litigation or Consideration of Litigation – No Business Pending**
 - F. Legal Opinion & Legal Guidance – No Business Pending**
- IV. By-Law Amendment Meeting – 8:00 p.m.**
- V. Regular Session - Board Actions**
 - A. Approval of Regular Session Minutes**
 - 1. June 23, 2011
 - B. Architectural Matters**
 - 1. Architectural Applications
 - C. Landscape Maintenance**
 - 1. Power Wash Proposal
 - 2. Carport Power Washing Proposal
 - D. Committee Reports – No New Business**
 - E. Consent Calendar & Resolutions**
 - 1. Lien Authorization Consent Calendars
 - F. Financials**
 - 1. Reserve Study Proposals
 - 2. Financial Reports for the Periods Ending June 30, 2011 and July 31, 2011
 - 3. Financial Reference Guide
 - G. Maintenance & Service Proposals**
 - 1. Inspector of Elections Proposals
 - 2. Antis Roofing & Waterproofing, Inc. Proposals
 - H. Administration & Operating Request and Actions**
 - 1. 2011 Project Calendar
 - 2. Communication Worksheet
- VI. New Business**

Pursuant to California Civil Code Section 1365.05, 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.
- VII. Homeowner Open Forum**
- VIII. Adjournment**
 - A. Next Meeting Date – September 22, 2011
 - B. Motion to Adjourn