

**Cypress Home Owners Association
Board of Directors Meeting
June 28, 2012**

MEETING NOTICE & AGENDA

NOTICE OF MEETING: The next Board of Directors meeting for the Cypress Home Owners Association will be held on **Thursday, June 28, 2012**. 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. May 24, 2012 Executive Session

B. Member Discipline & Enforcement of Governing Documents

1. Hearing Notices
2. Homeowner Correspondence

C. Payments of Assessments & Delinquent Accounts

1. Statement of Account Preliminary to Levying of Liens
2. Payment Plan Authorizations
3. Returned Check Correspondence
4. The Judge Law Firm Correspondence
5. Cane, Walker & Harkins, LLP Correspondence

D. Formation of Contracts

1. Playground Inspection Report

E. Litigation or Consideration of Litigation – No Business Pending

F. Legal Opinion & Legal Guidance

1. Cane, Walker & Harkins, LLP Correspondence

IV. Regular Session - Board Actions

A. Approval of Regular Session Minutes

1. May 24, 2012 Board of Directors Meeting

B. Architectural Matters

1. Architectural Improvement Applications

C. Landscape Maintenance – No Business Pending

D. Committee Reports – No Business Pending

E. Consent Calendar & Resolutions

1. Lien Authorization Consent Calendar
2. Annual Insurance Review and Renewal Resolution Memorandum

F. Review of Association Current Financial Reporting

1. Reserve Study
2. 2011 Tax Returns
3. Financial Reports for the Period Ending May 31, 2012
4. Financial Reference Guide

G. Maintenance & Service Proposals

1. Antis Roofing & Waterproofing, Inc. Proposal

H. Administration & Operating Request and Actions

1. Sign Installation
2. 2012 Project Calendar
3. Communication Worksheet
4. Homeowner Correspondence

V. 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.

VI. Homeowner Open Forum

VII. Adjournment

- A. Next Meeting Date – July 26, 2012
- B. Motion to Adjourn