

**Cypress Home Owners Association
Board of Directors Meeting
February 24, 2010**

MEETING NOTICE & AGENDA

NOTICE OF MEETING: The next Board of Directors meeting for the Cypress Home Owners Association will be held on **Thursday, February 24, 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. January 27, 2011
 - B. Member Discipline & Enforcement of Governing Documents**
 - 1. Homeowner Correspondence
 - C. Payments of Assessments & Delinquent Accounts**
 - 1. Statements of Account Preliminary to Levying of Liens
 - 2. Payment Plan Request
 - 3. The Judge Law Firm Correspondence
 - 4. Cane, Walker & Harkins, LLP Correspondence
 - D. Formation of Contracts – No Business Pending**
 - E. Litigation or Consideration of Litigation – No Business Pending**
 - F. Legal Opinion & Legal Guidance**
 - 1. Cane, Walker & Harkins, LLP Correspondence
- IV. Presentation by CCS Roofing and Waterproofing**
- V. Reconvened Annual Membership Meeting – 7:15 p.m.**
- VI. Organizational Meeting**
- VII. By-Law Amendment’s Meeting – 8:00 p.m.**
- VIII. Regular Session - Board Actions**
 - A. Approval of Regular Session Minutes**
 - 1. January 27, 2011
 - B. Architectural Matters – No Business Pending**
 - C. Landscape Maintenance – No Business Pending**
 - D. Committee Reports – No Business Pending**
 - E. Consent Calendar & Resolutions**
 - 1. Resolution
 - 2. Lien Authorization Consent Calendar
 - F. Financials**
 - 1. CD Investment Discussion
 - 2. Financial Reports for the Period Ending January 31, 2011
 - 3. Financial Reference Guide
 - G. Maintenance & Service Proposals – No Business Pending**
 - H. Administration & Operating Request and Actions**
 - 1. Board Appointment Discussion
 - 2. Satellite Dish Inspection Correspondence
 - 3. 2011 Project Calendar
 - 4. Communication Worksheet
 - 5. Arenas Painting, Inc. Correspondence
 - 6. Key Waiver Request
- IX. 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.
- X. Homeowner Open Forum**
- XI. Adjournment**
 - A. Next Meeting Date – March 24, 2011
 - B. Motion to Adjourn