



REGULAR SESSION MEETING AGENDA

Thursday, May 16, 2024 @ 5:00 P.M.

Location: Avalon Management, 2nd Floor Conference Room,
43529 Ridge Park Dr., Temecula, CA 92590

A. Call To Order

B. Open Forum

A period of time will be designated for the purpose of providing homeowner's (Member's) the opportunity to verbally express their thoughts, concerns and/or questions to the Board of Directors (as required by Civil Code §4925). No other time during the meeting is the Board obligated to acknowledge homeowner input. In consideration and respect to all homeowner's in attendance who do wish to address the Board of Directors, a time limit of three (3) minutes per homeowner will be firmly adhered to. The Board of Directors may choose to either address a homeowner's topic at this time or take the topic under advisement and provide a response later.

C. Executive Session Summary

D. Approval of Minutes

1. March 14, 2024 Regular Session Minutes

E. Acceptance of the Financials - Treasurer's Report

All financial statements are viewed electronically monthly.

1. March 31, 2024
2. April 30, 2024

F. Unfinished Business

1. Project Updates
 - i. Joey Lanza Wrought Iron Painting
 - ii. Joey Lanza Post Painting & Address Decals
 - iii. Van Accessible Parking Space

G. New Business

1. Ratify McGregor Landscape Estimates 422, 423 & 410
2. Ratify FYE 2023 Review
3. Ratify HOA Insurance Renewal for 5.19.2024 -5.19.2025
4. Reserve Study Proposals
5. Community Library Quote
6. Community Garage Sale – Discussion/Details
7. Harassment and Discrimination Memo

H. Items for Review – Informational Only

1. Landscape Reports
2. Architectural Report & Work Order Summary Report
3. General Correspondence

Announcements

1. Next Meeting Date: July 18, 2024 5:00 P.M. at Avalon Management, 2nd Floor Conference Room located at 43529 Ridge Park Dr., Temecula, CA 92592.

I. Adjournment to Executive Session