

Aliso Villas Condominium Association No. 2
Board of Directors Meeting
October 19, 2015

MEETING NOTICE & AGENDA

NOTICE OF MEETING: The next Board of Directors Meeting for the Aliso Villas Condominium Association No. 2 will be held on **Monday, October 19, 2015**. The Meeting will be called to order at **6:00 p.m.**, at the office of Accell Property Management, Inc. 23046 Avenida de la Carlota, Suite 700, Laguna Hills, California.

- I. Call to Order – 6:00 p.m.**
- II. Organizational Meeting**
- III. Review & Approve Agenda**
- IV. Executive Session**
 - A. Approval of Executive Session Meeting Minutes**
 - 1. September 21, 2015
 - B. Member Discipline & Enforcement of Governing Documents**
 - 1. Patrol Masters Correspondence
 - 2. Violation Review
 - 3. Fine Waiver Request
 - C. Payments of Assessments & Delinquent Accounts**
 - 1. Association Lien Services Correspondence
 - 2. Feldsott and Lee Correspondence
 - 3. The Judge Law Firm Correspondence
 - D. Formation of Contracts – No Business Pending**
 - E. Litigation or Consideration of Litigation – No Business Pending**
 - F. Legal Opinions & Legal Guidance – No Business Pending**
- V. Homeowner Open Forum – 7:00 p.m.**
- VI. Regular Session - Board Actions**
 - A. Approval of Regular Session Minutes**
 - 1. September 15, 2015 No Quorum Annual Membership
 - 2. September 21, 2015
 - B. Consent Calendars & Resolutions**
 - 1. Resolution to Approve Duties, Responsibilities and Authority of the Association President
 - C. Maintenance & Service Proposals**
 - 1. Associated Landscape Service Company, Inc. Proposal
 - 2. Personal Touch Cleaning and Maintenance Inc. Proposal
 - 3. Discussion Regarding Old Pool Furniture
 - D. Administrative & Operating Requests and Actions**
 - 1. Project Calendar Report
 - 2. Communication Worksheet
 - E. Architectural Matters – No Business Pending**
 - F. Financial Action**
 - 1. Draft Reserve Study
 - 2. 2016 Draft Annual Budget Package
 - 3. Bank Transaction Resolution
- VII. Review of Association Current Financial Reporting**
 - A. Financial Report for the Period September 30, 2015**
- 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. Adjournment**
 - A. Next Meeting Date – December 21, 2015**
 - B. Motion to Adjourn**