

**Aliso Villas Condominium Association No. 2
Board of Directors Meeting
March 17, 2014**

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, March 17, 2014**. The Meeting will be called to order at **6:00 p.m.** at the offices of Accell Property Management, Inc. 23046 Avenida de la Carlota, Suite 700, Laguna Hills, California.

- I. Call to Order – 6:00 p.m.**
- II. Vendor Presentation – Telegence, Inc.**
- III. Review & Approve Agenda**
- IV. Executive Session**
 - A. Approval of Executive Session Meeting Minutes**
 - 1. February 3, 2014
 - B. Member Discipline & Enforcement of Governing Documents**
 - 1. Hearing Notices
 - 2. Fine Waiver Request
 - C. Payments of Assessments & Delinquent Accounts**
 - 1. Prelien Fee Waiver Request
 - 2. Homeowner Correspondence Regarding Fees
 - 3. Statement of Account Preliminary to Levying of Lien
 - 4. Association Lien Services Delinquency Correspondence
 - 5. Feldsott and Lee, A Law Corporation Delinquency Correspondence
 - 6. The Judge Law Firm Delinquency 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**
- VI. Regular Session - Board Actions**
 - A. Approval of Regular Session Minutes**
 - 1. February 3, 2014
 - 2. February 10, 2014 No Quorum Bylaw and CC&R Amendment Meeting
 - B. Consent Calendars & Resolutions**
 - 1. Lien Authorization Consent Calendar
 - 2. Annual Insurance Review and Renewal
 - C. Maintenance & Service Proposals**
 - 1. Antis Roofing and Waterproofing, Inc. Proposals
 - 2. Personal Touch Cleaning and Maintenance Fall Cleaning Proposals
 - 3. Spectrum Property Services, Inc. Deck Repair Proposal
 - 4. Lighting Maintenance Proposals
 - 5. Spectrum Property Services, Inc. Doggie Stations Proposals
 - 6. Blue Balance Pool Service, LLC Mastic Replacement Proposal
 - 7. Reserve Study Preparation Proposals
 - 8. Inspector of Election Services Proposals
 - D. Administrative & Operating Requests and Actions**
 - 1. Draft Annual Meeting Material
 - 2. Parking Program Discussion
 - 3. Renter's Rules and Regulations Receipt
 - 4. Project Calendar Report
 - 5. Communication Worksheet
 - 6. Homeowner Request for Damages

E. Architectural Matters

1. Architectural Application

F. Financial Action

1. Reserve Reallocation Memorandum
2. Bank Transaction Resolution

VII. Review of Association Current Financial Reporting

- A. Financial Reports for the Periods Ending January 31, 2014 and February 28, 2014
- B. Financial Reference Guide

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 – April 21, 2014
- B. Motion to Adjourn