

**Aliso Villas Condominium Association No. 2  
Board of Directors Meeting  
December 11, 2017**

**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, December 11, 2017**. 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. Review & Approve Agenda**
- III. Executive Session**
  - A. Approval of Executive Session Meeting Minutes**
    - 1. October 16, 2017
  - B. Member Discipline & Enforcement of Governing Documents**
    - 1. Hearing Notices
  - C. Payments of Assessments & Delinquent Accounts**
    - 1. Statements of Account Preliminary to Levying of Lien
    - 2. Association Lien Services Correspondence and Report
    - 3. Feldsott, Lee, Pagano and Canfield Report
    - 4. The Judge Law Firm Report
  - D. Formation of Contracts**
    - 1. EarthCo Commercial Landscape Correspondence
    - 2. Fiore Racobs & Powers Proposal
  - E. Litigation or Consideration of Litigation – No Business Pending**
  - F. Legal Opinions & Legal Guidance – No Business Pending**
- IV. Homeowner Open Forum – 7:00 p.m.**
- V. Regular Session - Board Actions**
  - A. Approval of Regular Session Minutes**
    - 1. October 16, 2017 Board of Directors Meeting
    - 2. November 6, 2017 Special Budget Meeting
  - B. Consent Calendars & Resolutions**
    - 1. Lien Authorization Consent Calendar
  - C. Maintenance & Service Proposals**
    - 1. EarthCo Commercial Landscape Proposals
  - D. Administrative & Operating Requests and Actions**
    - 1. Project Calendar Report
    - 2. Communication Worksheet
    - 3. Homeowner Correspondence
  - E. Architectural Matters – No Business Pending**
  - F. Financial Action**
    - 1. Bank Interest Rate Schedule
    - 2. Bank Transaction Resolutions
- VI. Review of Association Current Financial Reporting**
  - A. Financial Reports for the Periods Ending October 31, 2017 and November 30, 2017
- VII. New Business**

*Pursuant to California Civil Code Section 4930(d), the Board of Directors 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.*
- VIII. Adjournment**
  - A. Next Meeting Date – January 8, 2018
  - B. Motion to Adjourn