

**LAURELWOOD  
HOMEOWNERS ASSOCIATION**

**NOTICE & AGENDA  
BOARD OF DIRECTORS MEETING**

**DATE: TUESDAY, JULY 17, 2018**

**TIME: 5:30 P.M. EXECUTIVE / 6:30 P.M. GENERAL**

**LOCATION: OPTIMUM'S OFFICE  
230 COMMERCE, SUITE 250, IRVINE**

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*Civil Code §4930: The Board may NOT discuss or take action on any item at a non-emergency meeting unless the item was placed on the agenda included in the notice that was posted and distributed pursuant to subdivision (a) of Section 4920.*

**EXECUTIVE SESSION**

*Pursuant to Civil Code §4935(a) an Executive Session will be held prior to the General Session to consider any of the following: litigation, matters relating to the formation of contracts with third parties, member discipline, personnel matters, or to meet with a member, upon member's request, regarding the member's payment of assessments, as specified in Section 5665. This is a closed meeting and is not open to owners unless specifically agreed to by the Board per Civil Code §4925(a).*

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|-------------|---|------------------|
| <b>I.</b>   | <b>DECLARATION OF QUORUM / CALL TO ORDER</b>  | <b>5:30 P.M.</b> |
| <b>II.</b>  | <b>DELINQUENCIES</b>                          | <b>5:30 P.M.</b> |
|             | A. A/R Aging & Reconciliation Report 06/30/18 |                  |
|             | B. Collection Attorney Status Report          |                  |
|             | C. Collections: Payoff Information            |                  |
| <b>III.</b> | <b>MEMBER DISCIPLINE</b>                      | <b>5:45 P.M.</b> |
|             | A. Hearing Summary Report (13 Hearings)       |                  |
| <b>IV.</b>  | <b>LEGAL</b>                                  | <b>6:10 P.M.</b> |
|             | A. Legal Updates                              |                  |
|             | B. Smoke Nuisance                             |                  |
|             | C. Draft Park Rules and Regulations – Status  |                  |
|             | D. Demand Letter                              |                  |
| <b>V.</b>   | <b>MINUTES</b>                                | <b>6:25 P.M.</b> |
|             | A. 06/19/18 Executive Session Minutes         |                  |
| <b>VI.</b>  | <b>ADJOURN EXECUTIVE SESSION</b>              | <b>6:30 P.M.</b> |

**GENERAL SESSION**

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|-------------|--|------------------|
| <b>I.</b>   | <b>DECLARATION OF QUORUM / CALL TO ORDER</b>   | <b>6:30 P.M.</b> |
| <b>II.</b>  | <b>EXECUTIVE SESSION DISCLOSURE</b>  |                  |
|             | <i>Civil Code §4935(e): Any matter discussed in executive session shall be generally noted in the minutes of the immediately following meeting that is open to the entire membership.</i>  |                  |
| <b>III.</b> | <b>HOMEOWNER FORUM (15 Minutes)</b>  | <b>6:30 P.M.</b> |
|             | <i>(3 minutes per member / 15 minutes maximum)</i>   |                  |
|             | <i>Civil Code §4925(b), 5000(b): The board shall permit any member to speak at any meeting of the association or the board, except for meetings of the board held in executive session. A reasonable time limit for all members of the association to speak to the board or before a meeting of the association shall be established by the board.</i> |                  |

- IV. COMMITTEE REPORTS** **6:45 P.M.**
- A. Architectural Committee
    - 1. Architectural Summary
  - B. Landscape Committee
    - 1. Morning Glory – Entrance Plant Material
    - 2. Monthly Budget
    - 3. Bemus Update
- V. SECRETARY’S REPORT / MINUTES** **6:55 P.M.**
- A. 06/19/18 General Session Minutes
- VI. TREASURER’S REPORT / FINANCIALS** **7:00 P.M.**
- A. 06/30/18 Financial Statements
  - B. TMT Invoices for May 2017 and June 2017
  - C. CD Investment Money
- VII. LIENS** **7:10 P.M.**
- A. Resolution to Record Lien:
- VIII. GENERAL BUSINESS** **7:15 P.M.**
- A. Appoint Director to Fill Vacancy Created By Resignation of Damian Tsutsumida on 05/01/18 for Term Expiring February 2019
  - B. Cox Contract Renewal
  - C. Berg Insurance Agency – Renewal Proposal
  - D. Rodent Pest Technologies - Gopher Control Proposal
  - E. Proposals for Perimeter Wall Paint (2)
  - F. Pool Furniture Proposal
  - G. Homeowner Request for Reimbursement – Carport Repair
  - H. Homeowner Request for Reimbursement – Insurance Cost for Party
  - I. Pool Heater Proposal
  - J. Painting/Striping of Guest Spots (*Previously Tabled*)
  - K. Concrete Picnic Tables – Discussion
  - L. Townhouse Street Sign Replacement
- IX. ITEMS NEEDING IMMEDIATE ACTION**
- Before discussing any item not on the posted Agenda pursuant to Civil Code §4930(d), the Board shall openly identify the item to the members in attendance at the meeting.*
- X. NEXT MEETING**
- The next meeting of the Board of Directors is Tuesday, August 21, 2018 at 5:30 p.m. Executive Session and 6:30 p.m. General Session at Optimum’s office, 230 Commerce, Suite 250, Irvine
- XI. ADJOURN GENERAL SESSION** **6:30 P.M.**

*Professionally Managed By:*  
 Optimum Professional Property Management, Inc.  
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