

VILLA CABALLEROS HOMEOWNERS ASSOCIATION REGULAR MEETING OF THE BOARD OF DIRECTORS

July 22, 2024, 10:00 A.M.

MEETING LOCATION: ZOOM or at 1111 Tahquitz Canyon Way #120
If attending in person, please call (760) 275-2943 to confirm attendance

MEETING AGENDA

- I. CALL THE MEETING TO ORDER**
- II. APPROVAL OF MINUTES OF MEETING DATED**
 - A. May 20, 2024 (1-2)
- III. TREASURER REPORT AND BUDGET REVIEW**
 - A. 2024 Half-Year Financial Presentation
 - B. 2025 Reserve Study Status Update (post approval of funding from 20 May 2024 Meeting)
 - C. 2025 Budget Preparation
- IV. COMMITTEE TOPICS (INDEPENDENT OF NEW BUSINESS)**
 - A. Architectural & Landscape
 - B. Finance
 - C. Communication
 - D. Ending Earthquake Insurance and SB 326 Committees
- V. NEW BUSINESS**
 - A. SB 326 (Balcony Bill) Compliance Status & Next Steps (Presentation)
 - B. Earthquake Insurance Vote Outcome
 - C. Motus Loss Assessment Insurance Program Offering
 - D. Tennis Court & Garage Leak Update – Current Status
 - E. Elevated Walkway – Proposal and Vote
 - F. Maintenance Schedule Update
- VI. CORRESPONDENCE**
- VII. HOMEOWNER OPEN FORUM**
 - A. Please respect a time limit of 3 minutes per homeowner
- VIII. NEXT MEETING**
 - A. Planned for September 30, 2024 (Board of Directors Meeting) at 10:00 AM
- IX. MEETING ADJOURNED**

Articles of the By Laws requires Boards to provide time for non-Board members to speak at Board meetings. Members are invited to address the Board at the conclusion of regular business. Please hold your comments until the presiding officer has opened the meeting to general homeowner comments. Thank you.

Revision: Wednesday, July 17, 2024