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**AVOCADO HOMEOWNERS ASSOCIATION
COMMUNITY ASSOCIATION MANAGER'S REPORT**

**REGULAR SESSION BOARD OF DIRECTORS MEETING
TUESDAY, JUNE 12, 2018 AT 6:00 PM
MEETING ROOM IN THE POOL AREA
1744 THE WOODS DRIVE EL CAJON, CA 92019**

- CALL TO ORDER:** * No later than 6:00 p.m.
- EXEC SESSION DISCLOSURE:** * Board to provide the topics of the most recent Executive Session.
- HOMEOWNER'S FORUM:** * Open discussion for comments, suggestions, or questions from any Homeowners that may be in attendance. A three (3) minute discussion period should be allocated for each Homeowner.
- MEETING MINUTES:** * Board to approve the May 3, 2018 Regular Session meeting minutes.
- DIRECTOR POSITIONS:** * Board to discuss changing board positions.
- FINANCIAL:** * Board to approve the financial statements for the period ending April 30, 2018 and May 31, 2018 subject to year-end review to be performed by an Independent CPA.
- DELINQUENCIES:** * Board to disclosure any foreclosures and/or approve liens in open session.
- MANAGER REPORTS:** * Action Item List from May 3, 2018, the May 9, 2018 Property Inspection report and Work Order report for review.
* The next Property Inspection will take place on June 13, 2018 at 9:30a.m.
- ARCHITECTURAL:** * Architectural report and pending architectural applications for board review and approval.
- CORRESPONDENCE:** * Board to review correspondence and/or request and advise management on respective responses.
- COMMITTEE REPORTS:** * Roads Committee Report
* Landscape Committee Report
* Communications Committee Report
* Pool Committee Report
* Rules Update Committee Report
- OLD BUSINESS:**

Avocado Homeowners Association
Community Association Manager's Report
June 12, 2018

* Trash Removal Service – Board to review trash removal service proposals.

* Asphalt Repair/Sealing –

- Board to review Roads Meeting notes from May 2, 2018.
- Board to review correspondence relating to the Roads project.
- Board to review and approve proposals for Asphalt Repair/Sealing proposals.
- Board to Discuss Funding for Asphalt Repair/Sealing project.

* Rules and Regulations – Board to updating the Rules and Regulations.

NEW BUSINESS:

* Landscape Bids – Board to review and approve landscape proposals.

* Barbecue Grills – Board to review proposal to replace the barbecue grills at the pool area.

* Pool Deck Repair – Board to review proposal to repair the pool deck.

* Pool Area Cleaning – Board to review proposal to clean the pool area deck and furniture.

ADMIN TOOLS:

* Association map and Approved 2017 – 2018 Budget for board reference.

NEXT MEETING:

* The next Board of Directors meeting is TBD at 6:00pm.

ADJOURNMENT:

* No later than 7:00 PM