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

**REGULAR SESSION BOARD OF DIRECTORS MEETING
WEDNESDAY, NOVEMBER 7, 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 September 12, 2018 Regular Session Meeting Minutes.
 - * Board to approve the October 27, 2018 Board Organization Meeting Minutes.
 - * Board to approve the October 27, 2018 General Session Meeting Minutes.
 - * Board to review Annual meeting minutes from October 27, 2018.
- FINANCIAL:** * Board to approve the financial statements for the period ending September 2018 subject to year-end review to be performed by an Independent CPA.
- DELINQUENCIES:** * Board to disclose any foreclosures and/or approve liens in open session.
- MANAGER REPORTS:**
- * Action Item List from the September 12, 2018 Board Meeting, the August 8, 2018 Landscape Report and Work Order report for review.
 - * The next Property Inspection will take place on October 10, 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

Avocado Homeowners Association
Community Association Manager's Report
November 7, 2018

- * Communications Committee Report
- * Pool Committee Report
- * Rules Update Committee Report

OLD BUSINESS:

- * Rules and Regulations – Board to discuss updating the Rules and Regulations.
- * Clubhouse Repairs – Board to review recommendation for clubhouse repairs.

NEW BUSINESS:

- * Landscape Bids – Board to review and approve landscape proposals.
- * Taxes and Year End Review – Board to approve proposal to prepare taxes and year end review.
- * Insurance – Board to approve insurance renewal.
- * Roads – Board to ratify approval or Eagle Paving Bids and approve proposal to overlay asphalt sidewalks.
- * Speed Bumps – Board to discuss possibly removing the speed bumps throughout the community.
- * Code of Conduct – Board to Approve Code of Conduct.

ADMIN TOOLS:

- * Association map and Approved 2018 – 2019 Budget for board reference.

NEXT MEETING:

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

ADJOURNMENT:

- * No later than 7:00 PM