



5050 Avenida Encinas, Suite #160
Carlsbad, California 92008

**AVOCADO HOMEOWNERS ASSOCIATION
COMMUNITY ASSOCIATION MANAGER'S REPORT
REGULAR SESSION BOARD OF DIRECTORS MEETING
WEDNESDAY, NOVEMBER 30, 2022
6:00 pm via Zoom Video Conference**

(858) 587-9844
(760) 643-2200

Join Zoom Meeting

<https://us06web.zoom.us/j/83491218736?pwd=M3lvUDNZektiZHgremN2eWNmOXdhZDZ09>

Meeting ID: 834 9121 8736

Passcode: 12010181

- CALL TO ORDER:** * No later than 6:00 p.m.
- ANNUAL MEETING:** * **Inspector of Elections to announce if quorum has been reached.**
- COMMUNITY MAP:** - Map of property for reference.
- 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:** * October 17, 2022 Regular Session Meeting Minutes.
- FINANCIALS:** * October 2022 Financials and bank statements subject to year-end review performed by an Independent CPA.
* Authorize transfer of Association funds per civil code 5380(b)(6).
- DELINQUENCIES:** * Board to disclose any foreclosures and/or approve liens in open session.
- ARCHITECTURAL:** * Architectural report and pending architectural applications for board review and approval.
- LANDSCAPE** - Landscape Walk-through notes.
- COMMITTEE REPORTS:** * Landscape Committee Report
* Communications Committee Report
* Pool Committee Report
- OLD BUSINESS:** * Upgrade the Association's Irrigation system.
- NEW BUSINESS:** * Tree Trimming Proposal.
* BRM rate increase.
* Black Diamond Proposal.
- CORRESPONDENCE:** - Correspondence received throughout the month.
- NEXT MEETING:** * **The next meeting TBD.**
- ADJOURNMENT:** * No later than 7:00 PM