

Cypress Home Owners Association
Board of Directors Meeting
January 28, 2010

MEETING NOTICE & AGENDA

NOTICE OF MEETING: The next Board of Directors meeting for Cypress Home Owners Association will be held on **Thursday, January 28, 2010**. The meeting will be called to order at **6:15 p.m.** at the Clubhouse #2, Cypress, California.

- I. Call to Order – 6:15 p.m.**
- II. Review & Approve Agenda**
- III. Executive Session**
 - A. Approval of Executive Session Meeting Minutes**
 - 1. December 3, 2009
 - B. Presentation by The Judge Law Firm**
 - C. Member Discipline & Enforcement of Governing Documents**
 - 1. Hearing Notices
 - D. Payments of Assessments & Delinquent Accounts**
 - 1. Homeowner Correspondence
 - 2. Statement of Account Preliminary to Levying of Lien
 - 3. Resolution to Foreclose Submitted by The Judge Law Firm
 - 4. Cane, Walker & Harkins LLP Correspondence
 - 5. The Judge Law Firm Correspondence
 - E. Formation of Contracts – No Business Pending**
 - F. Litigation or Consideration of Litigation – No Business Pending**
- IV. Regular Session - Board Actions**
 - A. Approval of Regular Session Minutes**
 - 1. December 3, 2009
 - 2. January 5, 2010 No Quorum Annual Membership Meeting
 - B. Landscape Maintenance – No Business Pending**
 - C. Committee Reports – No Business Pending**
 - D. Consent Calendars & Resolutions**
 - 1. Lien Authorization Consent Calendar
 - 2. Proposed Resolution
 - E. Review of Association Current Financial reporting**
 - 1. Current Investment Maturity Schedule Submitted by Merrill Lynch
 - 2. Financial Statements for the Periods Ending November 30, 2009 and December 31, 2009
 - F. Maintenance & Service Proposals**
 - 1. Landscape Proposal
 - 2. Retainer Fee Agreement Proposal
 - 3. Bylaw Amendment Proposal
 - 3. Playground Inspection Proposals
 - 4. Antis Roofing & Waterproofing Proposals
 - 5. Cane, Walker & Harkins LLP Correspondence
 - G. Administration & Operating Request and Actions**
 - 1. Annual Calendar
 - 2. Communication Worksheet
 - H. Architectural Matters**
 - 1. Architectural Applications
 - I. New Business**

Pursuant to California Civil Code Section 1363.05, the Board may address matters of new business only after making a finding that the matter involves circumstances that could not have been reasonably foreseen, and which of necessity make it impracticable to provide prior notice as required by the California Civil Code.
- V. Homeowner Forum**
- VI. Next Meeting – February 25, 2010**
- VII. Adjournment**