



Village Grove Home Owners Association

NOTICE & AGENDA BOARD OF DIRECTORS MEETING

DATE: Thursday, March 7, 2024

TIME: 5:00 p.m. Executive | 5:30 p.m. General

LOCATION: Zoom.us ID: 864 3774 4932

Passcode: 951202
or Optimum's Corona Office

Civil Code §4930: The Board may not discuss or act on any item at a non-emergency meeting unless the item was placed on the agenda included in the notice that was posted and distributed pursuant to subdivision (a) of Section 4920.

EXECUTIVE SESSION

Pursuant to Civil Code §4935(a) an Executive Session will be held prior to the General Session to consider any of the following: litigation, matters relating to the formation of contracts with third parties, member discipline, personnel matters, or to meet with a member, upon member's request, regarding the member's payment of assessments, as specified in Section 5665. This is a closed meeting and is not open to owners unless specifically agreed to by the Board per Civil Code §4925(a).

I. DECLARATION OF QUORUM / CALL TO ORDER 5:00 P.M.

II. CONTRACTS

III. DELINQUENCIES

- A. A/R Aging Report 1/31/24
- B. NOD –
- C. NOD-
- D. NOD –
- E. NOD –
- F. Waiver –
- G. Waiver –
- H. Waiver –
- I. Waiver –
- J. Waiver-
- K. Waiver-
- L. Waiver-

IV. HEARINGS / NON-COMPLIANCE

V. LEGAL

- A. Fiore Legal Fee – Contract Increase
- B. Legal Rep Proposal - Fiore
- C. Legal Proposal – Whitney Petchul

D. Legal Proposal – Iger

VI. MINUTES

A. 11/09/23 Executive Session

VII. ADJOURN EXECUTIVE SESSION

5:30 P.M.

GENERAL SESSION

I. DECLARATION OF QUORUM / CALL TO ORDER

5:30 P.M.

II. EXECUTIVE SESSION DISCLOSURE

Civil Code §4935(e): Any matter discussed in executive session shall be generally noted inutes of the immediately following meeting that is open to the entire membership.

III. HOMEOWNER FORUM (15 Minutes)

(3 minutes per member / 15 minutes maximum)

Civil Code §4925(b), 5000(b): The board shall permit any member to speak at any of the association or the board, except for meetings of the board held in executive session. onable time limit for all members of the association to speak to the board or before a mof the association shall be established by the board.

IV. COMMITTEE REPORTS

V. SECRETARY'S REPORT / MINUTES

A. 11/09/23 General Session

VI. TREASURER'S REPORT / FINANCIALS

- A. January 2024 Financial Statement
- B. Draft Budget – 2024-2025
- C. Reserve Study – 2024-2025
- D. Tax Prep/Review Proposals

VII. LIEN RESOLUTIONS

A. NOD Resolutions

VIII. GENERAL BUSINESS

- A. Collection Policy/IDR for Adopt
- B. Strike Plate Gate Proposal
- C. Tree Trimming Proposals (2)

IX. ITEMS NEEDING IMMEDIATE ACTION

Before discussing any item not on the posted Agenda pursuant to Civil Code §4930(d), the Board shall openly identify the item to the members in attendance at the meeting.

X. NEXT MEETING

Thursday MAY 9, 2024, at 5:00 pm Executive Session and 5:30 pm General Session via Zoom and Optimum's Corona Office.

XI. ADJOURN GENERAL SESSION

MAKING A DIFFERENCE TOGETHER

