



5050 Avenida Encinas, Suite #160  
Carlsbad, California 92008

(760) 643-2200

**ENCINITAS VILLAGE HOMEOWNERS ASSOCIATION**

---

---

**REGULAR SESSION BOARD OF DIRECTORS MEETING  
TUESDAY, MAY 5, 2020**

**In order to comply with CDC recommendations in response to COVID-19, the Board of Directors will be holding the May 5, 2020 General Session telephonically. Homeowners will be able to call into the meeting by dialing 760-579-7178 and enter Conference ID Code: 321498#. Residents will have up to three (3) minutes to address the board during Homeowners forum at the beginning of the meeting and will be asked to mute their phones for the remainder of the meeting.**

- CALL TO ORDER:** \* No later than 6:00pm.
- EXECUTIVE SESSION DISCLOSURE:** \* Board to provide the topics of the most recent Executive Session.
- HOMEOWNER’S FORUM:** \* Homeowner's Forum is an opportunity for non-Board Member Homeowners to address the Board and is limited in the time allocated for each speaker to (3) minutes.
- MEETING MINUTES:** \* Board to approve the March 3, 2020, Regular Session meeting minutes.
- FINANCIALS:** \* **Motion to Review / Accept** the financial statements for the periods ending February and March 2020 subject to the Year-End Audit to be performed by an Independent CPA.

**March 2020**

Total Assets:	168,626.61
Monthly Income:	28,175.00
Monthly Expenses:	31,667.95
Reserve Allocation:	3,886.00
Reserve Expenses:	-3,492.95
Operating Net YTD:	-14,316.69

- \* Board to review February and March 2020 Bank Statements.
- MANAGEMENT REPORT:** \* Board to review the March 3, 2020 Action items list, Walkthrough notes, Landscape Punch list and Work Order report.
- \* The next Property Inspection will be held on May 5, 2020 at 9:00am.
- ARCHITECTURAL:** \* Board to review Architectural Report and pending architectural requests.

Encinitas Village Homeowners Association  
General Session Board Meeting  
Tuesday, May 5, 2020

- CORRESPONDENCE:** \* Board to review miscellaneous correspondence.
- OLD BUSINESS:** \* Required Updates - Board to approve the updated Election Material.
- NEW BUSINESS:**
- \* 603 SVC – Board to ratify approval of proposal to remediate the water damage at unit 603 Summer View Circle.
  - \* 682 SVC – Board to ratify approval of proposal to remediate the water damage at unit 682 Summer View Circle.
  - \* 628 SVC – Board to ratify approval of proposal to repair the drywall repairs caused by water damage.
  - \* Slope Erosion – Board to review correspondence regarding slop erosion behind 550 SVC.
  - \* Board to review tree trimming proposal.
  - \* Board to review skylight replacement proposal for unit 481 SVC.
  - \* Board to review proposal to install new Hydraulic gate closers at the pool.
  - \* Rodent Pest Technologies – Board to review termite inspection agreement for 2020.
  - \* Audit and Tax Returns – Board to approve Audit and Tax Return Preparation Bid.
  - \* LMS Increase – Board to review notice of fee increase.
- EMERGENCY ITEMS:** \* Board to discuss or approve emergency Items.
- ADMINISTRATIVE:** \* Budget and Association map.
- NEXT BOARD OF DIRECTORS MEETING:** \* The next Board of Directors meeting is **June 2, 2020** at 6:00pm. Location TBD.
- ADJOURNMENT:** \* Meeting to adjourn at 7:00pm.



5050 Avenida Encinas, Suite #160  
Carlsbad, California 92008

(760) 643-2200

**ENCINITAS VILLAGE HOMEOWNERS ASSOCIATION**

---

---

**EXECUTIVE SESSION BOARD OF DIRECTORS MEETING**

**TUESDAY, MAY 5, 2020**

**MEETING WILL BE HELD TELEPHONICALLY**

---

---

**AGENDA**

- |                           |   |  |
|---------------------------|---|--|
| <b>CALL TO ORDER:</b>     | * | Meeting to be called to order at the end of the Regular Meeting.                 |
| <b>MEETING MINUTES</b>    | * | Board to approve the March 3, 2020 Executive Session Meeting minutes.            |
|                           | * | Board to approve the April 16, 2020 Special Executive Session Meeting Minutes.   |
| <b>DELINQUENCY LIST:</b>  | * | Delinquency list for board review.   |
| <b>MEMBER DISCIPLINE:</b> | * | Board to review the violation list and related correspondence.                   |
| <b>LEGAL:</b>             | * | Board to review legal correspondence regarding a leak at 603 Summer View Circle. |
| <b>ADJOURNMENT:</b>       | * | No later than 7:30 p.m.  |