

Belvedere HOA Board Meeting Agenda
November 17, 2016
4:00pm

The regular meeting of the Board of Directors is scheduled for Thursday November 17, 2016. We will meet at the Amenity Center at 4:00pm. Notification was posted on November 14, 2016 on the website and the mail kiosk.

AGENDA

- Call meeting to order
- Establish a quorum
- Approval of October 18, 2016 Meeting Minutes

Homeowner Communication:

New Business:

- Property manager's Report
- ACC Update
- Discuss, consider and vote as necessary on deed restriction enforcement actions regarding 8817 Bellancia.
- Discuss, consider and vote on proposed special assessment for the association.
- October Financial report
- Discuss proposed 2017 Belvedere budget and vote as necessary.
- Discuss and consider extra bollards for the entrance and exit gates

Old Business:

- Discuss and consider action with the Clear Reflections contract and alternate vendor.
- Discuss and consider landscaping contract proposal from Mitt Salvaggio.
- Discuss and consider 2016 annual meeting format and agenda.
- Discuss actions required to replace pool furniture as necessary.

Executive Session

Executive session topics may include review of assessment delinquencies and status, CC&R fines and other violations, pending litigation to seek legal clarification on the enforceability of certain declaration provisions, deed restriction enforcement actions and review of Association insurance, and ACC compliance with construction and landscaping. Any enforcement actions necessary in any home sites.

Adjourn

Next Regular/ Annual meeting – December 13, 2016 5:30pm