

THE VILLAGES ASSOCIATION NO. TWO
Meeting of the Board of Directors
April 19, 2016
REGULAR & EXECUTIVE SESSION AGENDA

Location: Avalon Management, 43529 Ridge Park Drive, Temecula, CA 92590.

10:30 a.m. – Call to Order and Roll Call

EXECUTIVE SESSION

- A. Approval of Executive Session Minutes
 - 1. January 19, 2016 (Pgs. 1-2)
- B. Collection & Legal Matters
 - 1. Attorney Status Report
- C. Aged Accounts Receivable Report
 - 1. March 2016 (Pg. 3)
- D. Hearings
 - 1. Violation Hearings (Pgs. 4-9)
- E. Homeowner Request
 - 1. Letters and requests (Pgs. 10-14)
- F. Community Report
 - 1. Violation Report (Pgs. 15-20)

GENERAL SESSION – 11:00 AM

11:00 a.m.

CALL TO ORDER AND ROLL CALL

OPEN FORUM

APPROVAL OF PRIOR MEETING MINUTES

- A. July 16, 2016 (Pgs. 1-2)

APPROVAL OF FINANCIALS

- A. January, February & March 2016 (Pgs. 3-82)

COMMITTEE REPORTS

- A. Architectural Activity Report (Pg. 83)

MANAGEMENT REPORT

NEW BUSINESS

- A. Review and consider approval of 2015 Financial Review from Frisbey, Carter & Associates (Pgs. 84-96)
- B. Review and consider approval of 2016 Reserve Study Update Proposal (Pg. 97)

UNFINISHED BUSINESS

- A. Status of pending projects

Adjourn

Next Meeting June 21, 2016