

**Mabury Ranch Homeowners Association  
Board of Directors Meeting  
April 26, 2022**

**MEETING NOTICE & AGENDA**

NOTICE OF MEETING: The next Board of Directors Meeting for Mabury Ranch Homeowners Association will be held on Tuesday, April 26, 2022. The Meeting will be called to order at 6:30 p.m. at the Clubhouse at Anaheim Hills Golf Course, 6501 E. Nohl Ranch Road, Anaheim, California.

**\*\*Homeowners will only be able to speak during homeowner forum unless otherwise approved by the Board of Directors\*\***

- I. **Call to Order Executive Session – 6:30 p.m.**
- II. **Executive Session**
  - A. **Approval of Agenda**
  - B. **Approval of Meeting Minutes**
    1. March 22, 2022 Executive Session Meeting Minutes
  - C. **Member Discipline & Enforcement of Governing Documents**
    1. Violation status report
    2. Violation list to Board
  - D. **General Business**
    1. Potential litigation and claims discussion
  - E. **Payment of Assessment and Delinquency Accounts**
    1. Outstanding list
    2. Account letters
    3. Homeowners request to waive late fees and interest
- III. **Adjournment**
- IV. **Call to Order General Session – 7:00 p.m.**
- V. **Approval of Agenda**
- VI. **Homeowner Forum**

*3 minutes per member, not to exceed 30 minutes total per Davis-Stirling Act. The HOA CANNOT exceed a total of 30 minutes on Homeowner Forum or the Board will not have sufficient time to review the business of the Association in the allotted two-hour meeting. Thank you in advance for your cooperation.*
- VII. **Consultation/Interview with Kriger Law Firm**
  1. Proposal submitted by Kriger Law Firm for legal services
  2. Proposal submitted by Kriger Law Firm for collection services
- VIII. **Approval of Meeting Minutes**
  1. March 22, 2022 General Session Meeting Minutes
- IX. **Financials**
  1. Financial reports for the period ending March 31, 2022
  2. Approval of the April check run
  3. December 31, 2021 fiscal year end audit draft submitted by VanDerPol and Company
  4. Investing in Money Market or Certificate of Deposits
- X. **Architectural**
  1. Architectural review status report
  2. Interested committee members and feedback from committee
- XI. **Landscape**
  1. Quarterly report submitted by Tropical Plaza Nursery, Inc.
  2. April 1, 2022 walk report submitted by Tropical Plaza Nursery, Inc.
  3. Proposal submitted by Tropical Plaza Nursery, Inc. to transplant entry monument plants
  4. Proposal submitted by Tropical Plaza Nursery, Inc. for median and parkway planter repairs from vehicle accident on Serrano
  5. Proposal submitted by Tropical Plaza Nursery, Inc. to remove the remaining tree stumps in the corner planters
  6. Proposal submitted by Peterson's Tree Works, Inc. for entry street tree trimming
- XII. **General Business**
  1. Drafted maintenance agreement for Taft Extension/Emergency Lane (City) and MRHOA
  2. Proposals submitted by Correct Elect, The Ballot Box, and Informative Election Services for the October 26, 2022 election
  3. Bid package for wall painting
  4. Code of Ethics Policy
- XIII. **Committee Reports**
- XIV. **New Business**
- XV. **Adjournment**