

**Mabury Ranch Homeowners Association
Board of Directors Meeting
January 24, 2023
MEETING NOTICE & AGENDA**

NOTICE OF MEETING: The next Board of Directors Meeting for Mabury Ranch Homeowners Association will be held on Tuesday, January 24, 2023. 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. December 21, 2022 Executive Session Meeting Minutes
 - C. Member Discipline & Enforcement of Governing Documents**
 1. Violation status report/Violation list to Board
 - D. General Business**
 1. Potential litigation and claims discussion
 - E. Payment of Assessment and Delinquency Accounts**
 1. Outstanding list
- III. Adjournment**
- IV. Call to Order General Session – 7:00 p.m.**
- V. Approval of Agenda**
- VI. Meeting with Peterson's Tree Works**
 1. Proposals submitted by Peterson's Tree Works for the following tree trimming
 - a. Entry street center medians
 - b. Entry streets along the walls
 - c. Behind 1911 Rushmore Street
 - d. Greenbelts
 - e. Monthly programs
- VII. 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.

 1. Email correspondence
- VIII. Approval of Meeting Minutes**
 1. December 21, 2022 General Session Meeting Minutes
- IX. Financials**
 1. Financial reports for the period ending December 31, 2022
 2. Approval of the January check run
- X. Architectural**
 1. Architectural review status report
- XI. Landscape**
 2. Quarterly report submitted by Tropical Plaza Nursery
 3. Counter proposal for unit rate costs submitted by Tropical Plaza Nursery
 4. Proposal submitted by Tropical Plaza Nursery for planting in the east greenbelt from the bike ramp damage
 5. Proposal submitted by Tropical Plaza Nursery for irrigation repairs and planting behind Joshua Tree Ave.
 6. Proposals submitted by Tropical Plaza Nursery for stump grinding, installation of trees, planting, and irrigation in the lower east greenbelt
 7. Proposal submitted by Tropical Plaza Nursery for irrigation repairs and planting behind Joshua Tree Ave.
 8. Corner planter renovation update
 - a. Proposals for masonry work
- XII. General Business**
 1. Proposals submitted by Prendiville Insurance Agency and LaBarre/Oksnee Insurance for master insurance
 2. City updates
- XIII. Committee Reports**
- XIV. New Business**
- XV. Adjournment**