

ATTENDING A BOARD MEETING

There are three different phases in a Board meeting: (1) the Business Meeting, at which the board discusses and makes decisions based on a pre-established meeting agenda, (2) the Resident Open Forum, where residents (like you) can address the Board with your ideas, comments and/or suggestions pertaining to our community, (3) the Executive Session, which is conducted without homeowners present in order to discuss issues related to legal issues, personal issues and/or non-compliance hearings.

Residents can attend the Business Meeting, but they are not allowed to speak to the Board during this portion of the Board meeting. Residents are encouraged to attend in order to observe only. During the Resident Open Forum, residents are permitted to address the Board for a limited time. An important point to remember is that although important issues may be brought to the Board's attention during Open Forum, don't expect the Board to act on these issues at this time. Many issues are turned over to management for research and to determine the options available. The more prepared the Board is before making a decision, the better the decision will be.

Homeowners are not allowed to attend the Executive Session. Sensitive legal, personal and/or hearing issues are dealt with during Executive Session.

The California Legislature passed legislation requiring residents be given a period of time to address the Board at the regularly scheduled Board meeting.

RESIDENT'S FORUM

Although Board Meetings are in place to conduct the business of the Association, the Board would love to hear from you. This enables residents to hear the discussion and decision making of the Board. If you have something of concern that you would like the Board to discuss in Regular Session, please call management at least 10 days prior to the meeting to request your item to be placed on the agenda.