

STONEGATE HOMEOWNERS ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS
APRIL 7, 2021 AGENDA – 6:30 P.M.
VIA TELECONFERENCE

CALL IN # 1-669-900-9128: MEETING ID# 944 2553 3727: PASSWORD 800214

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- I. Call to Order Regular Meeting/Executive Session Announcement

- II. Landscape
 - A. Villa Park Landscape Proposals
 - 5 1. VPL1479-21 – Annual Color
 - 6 2. VPL1480-21 – Mulch
 - 7 3. VPL44239-20 - Trees

- III. Homeowner Forum

- IV. Approval of Minutes
 - 8-12 A. February 3, 2021 Regular Meeting
 - 13-14 B. March 3, 2021 Special Board Meeting

- V. Financial Review
 - A. Financial Statements
 - 15-48 1. January 2021
 - 49-81 2. February 2021
 - 82
 - B. Delinquency Review Current Aging Report
 - C. Prior Year Surplus
 - D. 2022 Reserve Study Proposals
 - 83-85 1. Association Reserves
 - 2. SCT Reserve Consultants - Pending

- IV. Architectural Committee

- VII. Pool Committee
 - A. Pool Deck – Alan Smith Pool Plastering – Pending
 - B. Country Estate Fence – Patio Fences
 - C. Pool Service
 - 86-90 1. Aquatic Balance
 - 91-93 2. Aquatrends
 - 94-100 3. Blue Balance

- VIII. Clubhouse Committee

- IX. Unfinished Business
 - A. Asphalt Repair/Seal Coating – Caliber Paving
 - 101-104 B. Adopt Election Rules
 - 105-107 C. Sample ADU/JADU Guidelines

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- 108-120 X. New Business
 - A. The Judge Law Firm – Collection Attorney Services
 - B. Association Insurance Proposals
 - 1. DeNino Insurance
 - 2. NFP Insurance
 - C. CPM Management Fee
 - D. CPR Proposals
 - 1. #2018 – 12069 Stonegate Lane
 - 2. #1926 – 12049 Stonegate Lane
 - 3. #1839 – 12125 Stonegate Lane
 - E. Project List – Review and Update
 - F. Roof Update
 - G. 2021 Legislative Update
 - H. CPM – Board Education Class
 - I. Green Turf Request
 - J. Homeowners Correspondence
 - 1. SA8716849
 - 2. SA8716953
 - K. Newsletter Articles/Topics
 - L. Next Site Inspection April 12, 2021
 - M. Next Meeting
- 126-132
- 133-155
- 156
- 157
- 158-161
- 162-164
- 165-170
- 171-198
- 199-200
- 201-205
- 206
- 207-220
- 221-265 XI. Correspondence – No Action Required
- XII. Adjourn

STONEGATE HOMEOWNERS ASSOCIATION
EXECUTIVE SESSION OF THE BOARD OF DIRECTORS
APRIL 7, 2021
VIA TELECONFERENCE
6:00 P.M.

*Note: This meeting is closed to the membership per Civil Code 4925,
unless you have been invited to attend.*

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| | I. Call to Order |
| 2-6 | II. Contract Review – Caliber Paving
Representative to Be Present |
| | III. Legal Opinion – To Be Emailed |
| | IV. Adjourn to Regular Meeting 6:30 p.m. |