

# BROADMOOR HUNTINGTON HARBOUR COMMUNITY ASSOCIATION

Monthly Meeting of the Board of Directors

Wednesday, April 17, 2024

Calvary Chapel of the Harbour

4121 Warner Avenue, Huntington Beach

## AGENDA

### EXECUTIVE SESSION

Pursuant to Civil Code Section 4935 (a), an Executive Session Meeting will be held to consider any of the following: legal issues, matters relating to the formation of contracts with third parties, member discipline, personnel matters, or to meet with a member, upon the member's request, regarding the member's payment of assessments, as specified in Section 5665. ***This is a closed session meeting and is not open to owners unless specifically agreed to by the Board per Civil Code Section 4925 (a).***

- I. **CALL TO ORDER – 5:00 PM**
- II. **HEARINGS& VIOLATIONS – 11**
- III. **EXECUTIVE MINUTES**
  - A. March 20, 2024
- IV. **DELINQUENCY**
  - A. March 2024 Report
- V. **PERSONNEL**
  - A. Timesheets & Earning Statements
  - B. Wage Reviews
- VI. **PARKING REPORTS**
  - A. Citation Reports & Parking Violation Letters
- VII. **CORRESPONDENCE SENT**
  - A. Correspondence Sent for Various Addresses
- VIII. **UNFINISHED BUSINESS**
  - A. Legal Correspondence
- IX. **NEW BUSINESS - None**
- X. **GRIMAUD EXECUTIVE MATTERS**
  - A. March 2024 Delinquency Report
  - B. Correspondence Sent
- XI. **ADJOURNMENT**

### GENERAL SESSION

- I. **CALL TO ORDER – 6:00 PM**
  - II. **HOMEOWNER FORUM**

Homeowner Forum is an opportunity for members to address the Board directly. Depending upon the length of the business agenda, the Board may assign time limits for each homeowner (3 minutes). The Board is not obligated to provide a response to the homeowners at that time but may take the information under advisement and add to future agendas for any decisions if need be.
  - III. **EXECUTIVE SESSION DISCLOSURE**
  - IV. **GRIMAUD GENERAL SESSION BUSINESS**
    - A. March 2024 Financials
    - B. CD Renewal(s)
    - C. March 2024 Delinquency Report
    - D. Architectural Application(s)
- ### **BROADMOOR GENERAL SESSION BUSINESS**
- V. **FINANCIALS**
    - A. Treasurer's Report
    - B. March 2024 Financials
    - C. CD & Treasury Bill Renewals
  - VI. **GENERAL MINUTES**
    - A. March 20, 2024
  - VII. **DELINQUENCY**
    - A. March 2024 Report
  - VIII. **COMMITTEE REPORTS**
    - A. Social Committee Report
    - B. Landscape Committee Report
    - C. Landscape Proposals
    - D. Parking Committee Report
    - E. Architectural Advisory Committee Report & Applications
  - IX. **ARCHITECTURAL APPLICATIONS**
  - X. **UNFINISHED BUSINESS**
    - A. Amended & Restated Bylaws & CC&R's
    - B. Proposed Rule Changes for Signs & Flags, Qualifications of Candidates and Parking Rules
    - C. Association Profile

**XI. NEW BUSINESS**

- A. Items for Ratification - None
- B. Community Wide Roof Maintenance Proposal
- C. Slurry Seal Harvest Proposal for 2 units
- D. Annual Election Results
- E. Owner Correspondence – Lighting Request
- F. Owner Correspondence – Privacy Screen at Pool Shower
- G. Owner Request – Leak, Responsibility, etc.
- H. Owner Correspondence – Annual Election

**XII. MANAGEMENT REPORTS  
(Review Only)**

- A. Correspondence for Review Only
- B. Action List
- C. Property Inspection
- D. Open Violation Report
- E. Open Work Order Report
- F. Annual Calendar
- G. Association Map

**XIII. ANNOUNCEMENT**

Next General Session meeting scheduled for  
Wednesday, May 15, 2024, at 6:00 PM

**XIV. ADJOURNMENT**