

**THE TERRACE AT CANYON HILLS HOMEOWNERS ASSOCIATION**  
**BOARD OF DIRECTORS MEETING**  
**MEETING NOTICE / AGENDA**  
**SEPTEMBER 24, 2020**  
**6:30 PM Regular Session**  
**VIRTUAL – ZOOM MEETING**  
**MEETING ID and PASSWORD – Contact PMG Office**

**I. CALL TO ORDER**

**II. HOMEOWNER OPEN FORUM**

**III. COMMITTEE REPORT**

**IV. EXECUTIVE SESSION DISCLOSURE**

**V. TREASURER’S REPORT**

**VI. CONSENT CALENDAR**

- A. Approval of the July 23, 2020 Board Meeting Minutes
- B. Acceptance of the July 31, 2020 Financials

**VII. NEW BUSINESS**

- A. Reserve CD Investments
- B. Common Area Improvement Proposals
- C. Landscaping Improvement Proposals
- D. Annual Roof Maintenance Proposal
- E. Asphalt Sealcoat / Repair Proposals
- F. 2020 Audit Review
- G. New Proposed Rule – Virtual Meeting Policy
- H. New Proposed Rule – Anti-Harassment Policy
- I. New Proposed Rule – Enforcement and Fine Policies
- J. Board Member Requests
  - 1. Label Guest Parking
  - 2. Complete Repipe Chain Labels
  - 3. Gutter Covers
  - 4. Monthly Planting Behind Units
  - 5. Correspondence – 24 Hours to BOD
  - 6. No Private Exterior Cameras, Except Video Doorbells
  - 7. CM Obtain Estimates Over \$2K
  - 8. CM to Provide Weekly Repair Reports to BOD
- K. Homeowner Requests
  - 1. Plumbing Reimbursement Appeal – 319 San Nicholas – Root Intrusion
  - 2. Repipe Request – 213 Santa Rosa Court
  - 3. Annual Meeting Homeowners’ Comments

**VIII. NEXT BOARD MEETING – OCTOBER 22, 2020**

**IX. ADJOURN**

**THE TERRACE AT CANYON HILLS HOMEOWNERS ASSOCIATION  
EXECUTIVE BOARD OF DIRECTORS MEETING  
MEETING NOTICE / AGENDA  
SEPTEMBER 24, 2020  
6:00 PM Executive Session  
(CLOSED TO OWNERSHIP)  
VIRTUAL MEETING**

The following items may be addressed in Executive Session in accordance with California Civil Code 4935(a):

- **Litigation**
- **Matters relating to formation of contract with third parties**
- **Member Discipline**
- **Personnel Matters**

**I. CALL TO ORDER**

**II. SECRETARY'S REPORT**

- A. Approval of the August 27, 2020 Executive Board Meeting Minutes

**III. NEW BUSINESS**

- A. Member Discipline

**IV. DELINQUENCY**

- A. Delinquency Report Review – September 18, 2020

**V. ADJOURN**