

**RANCHO HIGHLANDS COMMUNITY ASSOCIATION
REGULAR SESSION BOARD OF DIRECTORS MEETING
JANUARY 27, 2022
NOTICE and AGENDA**

The open meeting will be held via Zoom/Avalon Management: 43529 Ridge Park Drive, Temecula, CA 92590. Meeting ID: 840 6878 8206. If you would like to attend the meeting and for technical instructions on how to participate by teleconference, please email benna@avalonweb.com or call 951-699-2918 ext. 110 by 4:00 p.m. on January 26, 2022.

Call to Order: **Immediately following the Executive meeting scheduled at 6:00PM**

Membership Participation (3 Minutes per Home)

A. Announcement of Prior Executive Session Meeting

- a. Announcement of Prior Executive Session Meeting held January 27, 2022.

B. Discussion & Adoption Meeting Minutes

- a. Regular Meeting minutes – December 2, 2021

C. Treasurer's Report

- a. November and December 2021 Financials
- b. Check approvals –
Monthly reserve account in the amount of \$11,061

D. Committee Reports

- a. Architectural - Status
- b. Landscape Committee Report
- c. AdHoc Fence Committee Update

E. Management Report

- a. Manager Report

F. Unfinished Business

- a. Re-key project. As you may recall, in April 2020, the Board of Directors approved a proposal to re-key the five gates at the pool yard.
- b. Review and consider additional fence repairs needed

G. New Business

- a. Review and consider revised Collection Policy in accordance with the Fair Debt Collection Practices Act.
- b. Debt which is over 5 years old and not secured by a lien or judgment, is not collectible
- c. Review Annual Disclosure of Manager Certification
- d. Review and consider authorization to record a lien
- e. Review and consider proposals from Canyon Springs Landscaping maintenance/upgrades
- f. Review and consider proposal from Patio Guys to re-strap 20 chaise and 10 chairs
- g. Review and consider proposal from Breakpoint Pools to replace the deck-o-seal
- h. Review and consider proposal from Perpetual parks to complete a playground audit
- i. Review and ratify approval of emergency pool motor replacement proposal

H. Homeowner Correspondence

- a. Review correspondence from a homeowner regarding pickle-ball courts
- b. Review correspondence regarding camera install

I. Additional Business

Next Scheduled Meeting: The next Board of Directors Meeting date is February 24, 2022.
Adjournment