

**ALISO HOMEOWNERS ASSOCIATION
GENERAL SESSION AGENDA**

*July 28, 2010 – 7:00pm
12458 Longacre Avenue “Lot 9”
Granada Hills, CA 91344*

I. CALL TO ORDER BY PRESIDING OFFICER

- A. Establish a quorum.

II. APPROVAL OF MINUTES

- A. General Session minutes: June 23, 2010.

III. OWNER FORUM / PUBLIC COMMENT

Please fill out a speaker form to address the Board. (If speaking to an issue on the agenda, please indicate such on the form so you can be recognized at the appropriate time.)

The Board may not take any action on comments that do not reference an agenda item, except in the event of an emergency situation. However, any Board member may ask for clarification, give facts, comment, agree to place the issue on a future agenda, instruct the Property Manager (“P.M.”) to report back at a subsequent meeting on the matter, or direct the P.M. to resolve the concern administratively.

IV. PRESIDENT’S REPORT / EXECUTIVE SESSION RECAP

V. VICE-PRESIDENT’S REPORT

VI. TREASURER’S REPORT

- A. Discussion and approval of current Financial Report ending June 30, 2010:
 - 1. Disclosure of balances for all Association bank accounts.
 - 2. Delinquencies:
 - i. Disclose total delinquent balance owed to the Association by certain Members.
 - ii. Status of any legal action taken against delinquent Members.
- B. Foreclosure Items.
- C. Approval for Filing Liens.

VII. SECRETARY’S REPORT

VIII. MANAGEMENT COMPANY REPORT

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IX. OLD BUSINESS

- A. Turnover status of POC-A and commencement of maintenance by Stay Green.
- B. Turnover status of remaining common areas currently maintained by Declarant.
 - 1. Status of the motion passed on May 12, 2010 authorizing Association Counsel to contact K. Hovnanian's counsel to directly discuss and attempt to resolve any open issues related to final turnover; and whether historical bond releases were proper, and whether the community's streets are private.
- C. Status of annual brush clearance and final payment to LDI.
 - 1. Status of the motion passed on May 12, 2010 asking Association Counsel to request from Declarant all records with respect to its assertion that K. Hovnanian was not responsible for brush clearance this year.
- D. Consider reimbursing Declarant \$6,500.80 for historical water & electrical expenses.
- E. Mailbox and community security update.

X. NEW BUSINESS

- A. Solicit and consider submissions for next HOA newsletter.

XI. COMMITTEE REPORTS

- A. Landscape Committee.
- B. Architectural Committee.
- C. Social Committee.
- D. Community Issues Committee.

XII. SCHEDULE MEETING(S)

- The Board of Directors typically meets on the **4th Wednesday of every other month**. Meeting agendas will be posted at our mailboxes and on www.alisohoa.com.
- The Architectural Committee meets when an Architectural Application has been submitted by a Member. Bobbi West and Eric Rosenberg are the Co-Chairs.
- Schedule the ongoing standing meeting dates for the Landscape Committee, Social Committee, and Community Issues Committee.

XIII. ADJOURNMENT