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A G E N D A
Board of Directors Meeting
MONDAY, MARCH 25, 2024
6:30 P.M.

**THE MEETING WILL BE HELD IN PERSON AT
CHBI COMMUNITY CENTER, 3195 MECARTNEY ROAD, ALAMEDA
AND VIA VIDEO CONFERENCE
JOIN IN THROUGH RING CENTRAL MEETINGS**

- | | | | |
|------------------|------------|--|---------------------------------------|
| 6:30 P.M. | 1. | ROLL CALL | |
| 6:32 P.M. | 2. | CALL TO ORDER/APPROVAL OF AGENDA | |
| 6:35 P.M. | 3. | COMMUNITY REPORT | |
| | | A. Community Report | |
| 6:40 P.M. | 4. | HOMEOWNER'S OPEN FORUM/GUESTS | |
| 6:50 P.M. | 5. | COMMITTEES | |
| | | A. Safety Committee | |
| 6:55 P.M. | 6. | CONSENT CALENDAR | |
| | | A. Committee Reports | |
| 7:00 P.M. | 7. | APPROVAL OF MINUTES | |
| 7:05 P.M. | 8. | FINANCIAL MATTERS | |
| | | A. Financial Statements/Investments | |
| | | B. 2024-2025 Budget - Draft | |
| 7:15 P.M. | 9. | ARCHITECTURAL MATTERS | |
| 7:20 P.M. | 10. | LANDSCAPE | |
| | | A. Reports | C. Remove Hopseed – 115 Galway |
| | | B. Tree Pruning - 108 Hudson | |
| 7:25 P.M. | 11. | MAINTENANCE MATTERS | |
| | | A. PSL Project Update | |
| 7:30 P.M. | 12. | POOL MATTERS | |
| | | A. Leak Detection Proposals | |
| 7:35 P.M. | 13. | PARKING MATTERS | |
| | | A. Proposed Parking Rules | |
| 7:40 P.M. | 14. | MANAGER'S REPORT | |
| | | <u>A. Pending Items/Information</u> | |
| | | 1. To Do List | |
| | | <u>B. New Business</u> | |
| | | 1. Reports | |
| 7:45 P.M. | 15. | EXECUTIVE SESSION | |
| | | A. Security Reports | D. Legal Matters |
| | | B. Current Violations | E. Contracts |
| | | C. Homeowner Discipline | |
| 8:00 P.M. | 16. | ADJOURNMENT | |

ALL HOMEOWNERS ARE INVITED TO JOIN THE MEETING