

AMERICANA GARDENS HOMEOWNERS ASSOCIATION
Board of Directors ~ General Session Meeting Notice & Agenda
Monday, September 12, 2022 at 2:00 p.m.

The Board will be meeting in the Clubhouse

Access is limited so Members are encouraged to attend via Zoom

<https://us02web.zoom.us/j/88946653802?pwd=Ymd0YmczblZ0aVlxN3dGOW5YZTQrZz09>

Meeting ID: 889 4665 3802 - Passcode: 469093

Call In (669) 444-9171 or (669) 900-683

Meeting Rules: As the "Open Meeting Act provides," members may observe the meeting but not participate in the board's deliberation or votes. Members may address issues during the open forum portion of the meeting. Be polite.

CALL TO ORDER

EXECUTIVE MEETING DISCLOSURE – Desert Management

SECRETARY'S REPORT

- August 8, 2022 Minutes –

TREASURER'S REPORT

- August 2022 Financial Reports –
- Aged Owner Balances
- Review per Civil Code 5500
- Reserve Contribution Authorization for Transfer

MANAGER'S REPORT-

- Reserve Study
- Contract Increases/Changes
- 2023 Budget
- Desert Fire Inspection
- Owner Communication
 - Unit 270
- Violation Notices
 - Unit 118
 - Unit 129
 - Unit 225
 - Unit 250
 - Unit 252
 - Unit 272

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page two

OLD BUSINESS –

- Desert Water Agency Rebate
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- Ballot for Governing Document Update
- Annual Dryer Vent Maintenance
Units 136 / 217 / 236
- Lease Termination Communication

NEW BUSINESS

- Maxwell Security Report 09.04.2022
- Updated Welcome Letter (example)
- Fire Alarm Inspection and Certification

HOMEOWNER'S OPEN FORUM – *comments limited to three (3) minutes per owner*

Owner Participation: During the open forum, each attendee may address the board for up to three minutes. This is your opportunity to speak to the Board.

NEXT MEETING DATE

- Tuesday, October 10, 2022 – Executive and General Sessions

- **ADJOURNMENT**