

Welcome to the *Vida Pacifica* Board of Directors Meeting. The OPEN FORUM will begin promptly at 5:30 p.m. and continue for a maximum of 30 minutes or less. The regular meeting will follow. Items for consideration of being placed on the Agenda must be submitted to CHAMPS at least ten days prior to the meeting. The Chair (President) is charged with establishing the Agenda and reserves the right to approve items for the Agenda.

COMMENTS AND QUESTIONS ARE INVITED DURING THE OPEN FORUM

Vida Pacifica Community Association

Board of Directors Meeting

October 22, 2015

Location: Pool Area, Encinitas, CA 92024

5:30 P.M.

AGENDA

- I. **CALL TO ORDER** **President Bishop**

- II. **HOMEOWNERS' OPEN FORUM**

- III. **ROLL CALL & CALL TO ORDER**

- IV. **APPROVAL OF MINUTES**
 - A. **Approval of the Board of Directors Meeting Minutes of September 29, 2015, Prepared by CHAMPS.**
XXX Board Action Required - Approval of the meeting minutes. **Pages 1 – 3**

- V. **FINANCIAL REPORT**
 - A. **Approval of Financial Statements and Bank Reconciliations for the period ending September 30, 2015, prepared by CHAMPS, subject to year-end review.**
XXX Board Action Required - Approval of the September, 2015 financials. **Pages 4 – 61**

 - B. **Approval of Morgan Stanley Smith Barney Condo Investment Recommendations**
XXX Board Action Required **Page 62**

 - C. **Delinquency Report & Attorney Status Report** **Pages 63 – 68**
 - 1. **Approval of Resolution to Take Action to Record Lien for APN #257-322-35-19.**
XXX Board Action Required **Page 65**

- VI. **COMMITTEE REPORTS**
 - A. **Architecture**

 - B. **Landscape**

- VII. **MANAGEMENT REPORT** **Page 69**

VIII. UNFINISHED BUSINESS

- A. Approval of Holmes Proposal #9162 – Installation of Rhapsodias in bare areas at Mountain Vista, for a cost of \$415.68. (Tabled in September)**
XXX Board Action Required **Page 70**

IX. NEW BUSINESS

- A. Approval of Holmes Proposal #9382 – Removal of (3) declining Alder trees (does not include stump grinding), for a cost of \$1,040.00.**
XXX Board Action Required **Page 71**
- B. Approval of Holmes Proposal #9441 – Planting at the Village Park and Clear Valley Monument and Mountain Vista and Gardendale Monument, as discussed during the September walk around, for a cost of \$1,231.98.**
XXX Board Action Required **Page 72**
- C. Approval of Holmes Proposal #9442 – Installation of river rock at the Country Grove Islands, for a cost of \$2,379.55.**
XXX Board Action Required **Page 73**
- D. Approval of Holmes Proposal #9455 – Planting at 1935, 1939 and 1943 Country Grove, per September walk around, for a cost of \$2,617.88.**
XXX Board Action Required **Page 74**
- E. Approval of Holmes Proposal #9482 – Planting at the side of 1974 Azure, for a cost of \$1,700.36.**
XXX Board Action Required **Page 75**
- F. Approval of Proposal submitted by Michael J. Ferrara for the preparation of the annual review and tax preparation for fiscal year end December 31, 2015, for a cost of \$2,590.**
XXX Board Action Required **Pages 76 - 77**
- G. Approval of DRAFT proposed budget for fiscal year beginning January 1, 2016.**
XXX Board Action Required **Page 78**
- H. Approval of Proposal submitted by Graeber Construction for fascia repair at 1950 Skyknoll, for a cost of \$780.00.**
XXX Board Action Required **Pages 79 – 80**
- I. Approval of Clear Expectations contract increase to \$285 per month, effective January 1, 2016.**
XXX Board Action Required **Page 81**
- J. Homeowner Correspondence**

X. ANNOUNCEMENTS

- A. The next meeting is scheduled to be held on _____ due to the Thanksgiving Holiday, at 5:30 p.m. at _____.

XI. ADJOURNMENT