



**OCEANSIDE COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
CLUBHOUSE AUDITORIUM
WEDNESDAY, JULY 19, 2023 9:30 AM**

GENERAL SESSION AGENDA

1. CALL TO ORDER

- A. 9:30 A.M. by President Sandy Riser. Notice to all attendees: Please silence your phone.
- B. Video disclaimer by Secretary Bishop
- C. Pledge of Allegiance, led by Secretary Karen Bishop
- D. Roll Call by Secretary Bishop

2. EXECUTIVE SESSION DISCLOSURE

An Executive Session Meeting was held on July 17, where the Board of Directors discussed some, or all, of the items related to the following: (1) litigation or potential litigation; (2) matters relating to the formation of contracts with third parties; (3) member discipline; (4) member delinquency, including payment plan requests; (5) personnel matters; and/or (6) approval of Executive Session minutes.

3. APPROVAL OF GENERAL SESSION MINUTES:

- A. June 28, 2023
- B. August 2023 General Session (no meetings will be held)

4. PRESIDENT'S REPORT

5. SECRETARY'S REPORT

6. TREASURER'S REPORT

7. HOMEOWNER COMMENTS

During open forum, each attendee may address the Board for up to three (3) minutes. If a speaker is in the middle of a sentence when time is called, he/she may finish their

thought before sitting down. The time guidelines ensure that others will have an opportunity to speak.

The Board is not obligated to respond or act on anything presented.

8. FINANCIAL REPORT

- A. Financial Report (none due to timing of meeting)
- B. Key/FOB Liability Account (Lynn)
- C. Mid-Year Financial Adjustments (Lynn)
- D. 2024 Budget Timeline (Lynn)

9. MANAGEMENT REPORTS

- A. General Manager Report (Dan)
- B. Facilities Manager Report (Fernando)
- C. Contract Signatures (Peggie)
Standard OCA Process to Date (Sandy)

10. UNFINISHED BUSINESS

- A. Strategic Plan
 - 1) Facilities Committee Formation (Roxanne, Peter, & Evelyn)
 - 2) Lighting Specialist – Obtainable in this current year (Peggie)
 - 3) Update of Neighborhood Watch Info to HH (Peggie & Roxanne)
 - 4) Shop Procedures For Management to Oversea (Dan)
 - 5) Action Items Update (Sandy)
- B. Community Management Update (Sandy)
- C. Club House Rental (Karen)

11. NEW BUSINESS

- A. Lien on Property (Sandy)
- B. Election 2024 Timeline (Sandy)
- C. Common Area (Karen, Peter, and Roxanne)
 - a. Landscape vs Architecture
 - b. Definition of removable
 - c. Clear Guidelines for Use of Contractors for Landscaping
 - d. Previous Infractions
 - e. Timeline

- D. Delinquency Policy Approval (Dan)
- E. Point of Sale Equipment (Dan)
- D. Brush Cutting Proposal for Canyon East of Dog Park (Dan)
- E. Soil Injections of System Fungicide for Magnolia Trees (Dan)
- F. Civil Code §5380 and §5380 Electronic Transfer of Funds Greater than 10K (Dan)

12. EMERALD ISLE GOLF CLUB UPDATE

- A. Emerald Isle report only.

13. COMMITTEE REPORTS.

Liaisons: PLEASE REPORT ON NEW VOLUNTEERS AND RESIGNATION in MEETING (minutes must be included in the packet).

Charters: Architecture needs to be signed

CONSENT CALENDAR PRESENTED A through i

- A. Architecture Committee/ESC
- B. Landscape Committee/ESC
- C. Activities
- D. Community Resource Center (CRC)
- E. Finance Committee
- F. Hub Communication
- G. Strategic Planning Committee (Even Months)
- H. Unit Advisors Committee (Odd Months)
- I. Ad Hoc: IT

15. ANY QUESTIONS FROM ATTENDEES. PLEASE RAISE YOUR HAND.

16. ROUNDTABLE TOPICS TO INCLUDE:

Next Meeting: NO AUGUST MEETING. Next is Wednesday, September 27, 2023 at 9:30 AM.