

**LUMA HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
Meeting Notice/Agenda
December 8th, 2021
6:00pm Organizational Meeting
6:15 Board Meeting
Located at Villa Flores Multipurpose Rm. 1120 S. Flower St., Los Angeles, CA 90015**

OGANIZATIONAL MEETING

6:00 1. CALL TO ORDER

6:01 2. RESULTS OF ANNUAL MEETING

6:02 3. APPOINTMENT OF OFFICERS

6:12 4. DETERMINE REGULAR MEETING SCHEDULE

6:13 5. APPOINT COMMITTEE MEMBERS

6:14 6. ADJOURMENT

BOARD MEETING

6:15 I. CALL TO ORDER

6:16 II. EXECUTIVE SESSION AND EMERGENY MEETING DISCLOSURE

At the previous Executive Session meeting, the Board approved meeting minutes, reviewed delinquency activities, updates regarding land use attorney.

6:17 III. OPEN FORUM

6:30 IV. FINANCIAL UPDATE

6:31 V. CONSENT CALENDAR

Note: Items on the consent calendar are usually one of the following: (1) of a routine nature; (2) generally need no further discussion; (3) documenting or ratifying action already taken by the Board and/or providing further clarification of the motion.

- A. Approval of Board Meeting Minutes for 11/10/2021
- B. Approval of 2022 Budget Projections and Reserve Study
- C. Approval of 2022 Annual and Monthly Preventive Maintenance Calendars

6:32 VI. COMMITTEE REPORTS

- D. Acceptance of the Architectural Review Committee Report
- E. Acceptance of the Lobby Improvement Committee Report
- F. Acceptance of the Courtesy Patrol Committee Report
- G. Acceptance of the SPBID Liaison Committee Report
- H. Acceptance of the Social Committee Report

6:40 VII. UNFINISHED BUSINESS

(over)

6:30 VIII. NEW BUSINESS

- I. Proposed Motorcycle Permit and Fee Policy
- J. Delinquency Activity

8:30 IX. DISCUSSION ITEM(S)

- K. General Discussion Regarding COVID-19

8:31 X. SCHEDULE NEXT MEETING

8:32 XI. ADJOURN

EXECUTIVE SESSION
Meeting Notice/Agenda
Closed to members
August 11th, 2021
8:33pm
Located at Villa Flores Multipurpose Rm. 1120 S. Flower St., Los Angeles, CA 90015

Note: In accordance with state law the Board may discuss the following in Executive Session.

- A. Approval of Minutes
- B. Litigation/legal matters
- C. Delinquency Report Review
- D. Matters relating to the formation of contracts with third parties
- E. Member discipline matters
- F. Personnel matters
- G. Meeting with a member regarding the member's payment of assessment