

LUMA HOMEOWNERS ASSOCIATION

ORGANIZATIONAL MEETING & BOARD OF DIRECTORS MEETING

MEETING NOTICE/AGENDA

May 10, 2023

6:00 PM

Villa Flores Multipurpose Room

1020 S. Flower St.

Los Angeles, CA 90015

REGULAR MEETING

6:00 I. CALL TO ORDER

6:01 II. EXECUTIVE SESSION DISCLOSURE

6:02 III. OPEN FORUM

6:10 IV. FINANCIAL

6:11 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 of 3/8/2023
- B. Approval of Special Meeting Minutes 4/7/2023
- C. Acceptance of Financial Statement for February and March 2023
- D. Acceptance of Insurance Renewal for D&O and Worker's Compensation
- E. Acceptance of Quote to Renew FHA Approval

6:12 VI. COMMITTEE REPORTS

- A. Acceptance of the Architectural Review Committee Report
- B. Acceptance of the Design Committee Report
- C. Acceptance of the Courtesy Patrol Committee Report
- D. Acceptance of the SPBID Liaison Committee Report
- E. Acceptance of the Social Committee Report

6:25 VII. UNFINISHED BUSINESS

- A. Update Regarding Brightwave Energy's Research for Energy Conservation Measures
- B. Continuing Discussion Regarding Improving Surveillance Camera System

7:00 VIII. NEW BUSINESS

- A. Board to Approve Competitive Bid to Update Reserve Study
- B. Delinquency Activity

7:35 IX. DISCUSSION ITEMS

- A. Car Wash Activity in City Controlled Alley
- B. Board Discussion Regarding Renters and Possible Restrictions

7:36 X. SCHEDULE NEXT MEETING

6/14/2023

7:37 XI. ADJOURN