

**BRIDLEVALE HOMEOWNERS ASSOCIATION**  
**OPEN SESSION**  
**BOARD OF DIRECTORS MEETING NOTICE & AGENDA**  
**October 15, 2018**

Location: Avalon Management Temecula Office, 43529 Ridge Park Drive, Temecula, CA 92590.

5:30 p.m.    Call to Order

Announcement and Summary of Prior Executive Session Board of Directors meeting held October 15, 2018 at 5:00PM.

Membership Participation (5 Minutes per Home)

I        Discussion & Adoption of Prior Regular Meeting Minutes

A. August 14, 2018

II        Treasurer's Report

A. August & September 2018

III       Committee Reports

A. Landscape Committee Report

B. Architectural Committee Report

C. Work order Report

IV        Management Report

V         New Business

A. Review and consider approval of increase from Espinoza's Cleansweep

B. Review and consider approval of proposal for 2018 CPA Financial Review

C. Review and consider approval of proposal for 2019 Reserve Study Update

D. Review and consider approval of 2019 Operating Budget and Monthly Assessments

E. Review and discuss American Geotechnical, Inc. report on Loma Linda Slope

VI        Unfinished Business

VII       Adjournment

VIII      Next Board of Directors Meeting: November 14, 2018

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EXECUTIVE SESSION  
BOARD OF DIRECTORS MEETING NOTICE & AGENDA  
October 15, 2018**

Location: Avalon Management Temecula Office, 43529 Ridge Park Drive, Temecula, CA 92590

5:00pm Call to Order

- A. Executive Session Minutes
  - a. August 14, 2018
  
- B. Member Discipline
  - a. Violation Enforcement Hearings
  - b. Violation Status Report
  
- C. New Business
  - a. Homeowner Requests & Letters
  
- D. Legal Matters
  - a. Pending Legal Matters & Attorney Status Report
  
- E. Past Due Accounts
  - a. Aged accounts receivable report
  
- F. Adjournment

*The information contained in this report is confidential and intended for the sole use of members of the Board of Directors. NOTE: This meeting is closed to the membership per Civil Code §4935. This notice is required per Civil Code §4920.*