

**VISTA LA JOLLA TOWNHOMES ASSOCIATION  
BOARD OF DIRECTORS MEETING  
WEDNESDAY, APRIL 13, 2022  
COMMUNITY CLUBHOUSE**

**AGENDA**

- |                  |  |                    |  |
|------------------|--|--------------------|--|
| <b>6:00 p.m.</b> | <b>I. REGULAR MEETING<br/>CALL TO ORDER</b>    |                    | <b>Susanne Ball,<br/>President</b>               |
| <b>6:01 p.m.</b> | <b>II. HOMEOWNER INPUT</b>                     |                    | <b>Sean DeFreitas,<br/>A. McKibbin &amp; Co.</b> |
| <b>6:10 p.m.</b> | <b>III. APPROVAL OF MINUTES</b>                | <b>SECTION I</b>   | <b>Sue Rotunno,<br/>Secretary</b>                |
|                  | March 9, 2022 – Regular & Executive Session    |                    |  |
| <b>6:15 p.m.</b> | <b>IV. FINANCIAL REPORT</b>                    | <b>SECTION II</b>  | <b>Pamela Findling,<br/>Treasurer</b>            |
|                  | March 2022                                     |                    |  |
| <b>6:20 p.m.</b> | <b>V. MANAGEMENT REPORT</b>                    | <b>SECTION III</b> | <b>Sean DeFreitas,<br/>A. McKibbin &amp; Co.</b> |
|                  | <b>FISCAL ITEMS</b>                            |                    |  |
|                  | A. Accounts Receivable                         |                    |  |
|                  | B. 2021 Annual Audit                           |                    |  |
|                  | <b>MAINTAINENCE</b>                            |                    |  |
|                  | A. Landscape                                   |                    |  |
|                  | B. Streetlights                                |                    |  |
|                  | C. Main Pool Restroom Remodel                  |                    |  |
|                  | D. Clubhouse Entry Lock                        |                    |  |
|                  | E. Janitorial Contract                         |                    |  |
|                  | F. SB326 Patio Deck Inspections                |                    |  |
|                  | <b>ADMINISTRATIVE ITEMS</b>                    |                    |  |
|                  | A. Newsletter                                  |                    |  |
|                  | B. Refuse Removal                              |                    |  |
|                  | C. Correspondence                              |                    |  |
|                  | D. Landscaping Violation Log                   |                    |  |
|                  | E. ARC Approval                                |                    |  |
|                  | F. Website Topics                              |                    |  |
| <b>7:05 p.m.</b> | <b>VI. EXECUTIVE SESSION<br/>CALL TO ORDER</b> | <b>SECTION III</b> | <b>Susanne Ball<br/>President</b>                |
|                  | Hearings                                       |                    |  |
| <b>7:10 p.m.</b> | <b>VII. NEW BUSINESS</b>                       |                    |  |
| <b>7:15 p.m.</b> | <b>VIII. ADJOURNMENT</b>                       |                    |  |

**NEXT MEETING  
MAY 11, 2022**