

**CYPRESS POINT LAKES HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING**

February 13, 2008

Time: 7:00 p.m.  
Location: **Clubhouse**

**AGENDA**

	<u>Page</u>
I. Call to Order	
II. Open Forum	
III. Approval of Minutes – January 9, 2008	Pg. 1-3
IV. Financial Report	
1. Financial Statements – January 31, 2008	
a. Balance Sheets	Pg. 4-5
b. Statement of Earnings	Pg. 6
c. Operating Statement	Pg. 7
d. Changes to Reserve Account	Pg. 8-9
e. Check Register	Pg. 10-12
V. Landscape Report	
A. Next walk through February 9, 2008 at 9:00 am	
VI. Architectural	
VII. Association Manager's Report	
A. Work Orders (1/03/08 to 2/06/08)	Pg. 13-20
B. Board Actions	
1. Unit 67 – Architectural Request	Pg. 21
2. Unit 31 – Insulation Concern	Pg. 22
3. Recirculation Pumps – Electrical Proposal	Pg. 23-24
4. Four Seasons Roofing - Washroom #2 Roof Proposal	Hand Carry
5. Pacific Water Arts – Pond Water Pump Proposal	Hand Carry
C. Calendar	
1. Landscape walkthrough 3/01/08	
VIII. Executive Session	
IX. Old Business	
A. Mix it valves	
B. Landscape Renovation Project	
C. Roof Replacement Project	
D. Gutter Replacement Project	
E. Carport Damage 73-74, 257-259, 296-302	
X. New Business	
A. Delinquency Report (executive session)	Pg. 25
XI. Adjournment – 9:00 pm	

The next Board Meeting is scheduled for *Wednesday March 12, 2008, beginning at 7:00 pm.* Please contact Dustin Mannina at [dmannina@communitymanagement.com](mailto:dmannina@communitymanagement.com) or at 650-961-2630 x 129 or 408-559-1977 x 129 if you are unable to attend.