

AGENDA | EXECUTIVE MEETING

FEBRUARY 3, 2021

6:00 P.M.



NOTICE OF MEETING: An executive meeting of the Board of Directors of the Lake Forest II Master Homeowners Association will be held immediately preceding the regular meeting on Wednesday, February 3, 2021 in the Clubhouse at 24752 Toledo Lane. This meeting is closed to the membership per Civil Code §4935. The following items will be on the agenda for the meeting:

- I. CALL TO ORDER
- II. CONSENT CALENDAR
 - A. *Executive Minutes for Board of Director's Meeting*
 - 1. *December 16, 2020 <1>*
 - 2. *December 22, 2020 . . . <5>*
 - B. *Community Services Reports | November & December, 2020*
 - 1. *MAC Architectural Recap . . . <6>*
 - 2. *CC&R Violation Summary . . . <8>*
 - 3. *Outstanding CC&R Violations . . . <9>*
 - C. *Accounting: Collection Summary*
 - 1. *Delinquency Summary . . . <10>*
 - 2. *Supplemental Delinquency Status Report . . . <11>*
 - 3. *Bad Debt Write-Offs - None*
 - 4. *Assessment Recovery Submittal - Alterra | None*
 - 5. *Alterra Case Update . . . <14>*
 - D. *Iger, Wankel, and Bonkowski Case Update ^{*NEW} . . . <28>*
- III. COMMUNITY SERVICES | MUCHA
 - A. *Fine Appeals . . . <29>*
 - B. *Extensions and IDR Status Report . . . <30>*
- IV. ACTION ITEMS
 - A. *Alterra Assessment Recovery*
 - 1. *Account #27020-04 – Collection Options . . . <33>*
 - 2. *Account #29012-02 – Request for Waiver of Fees . . . <39>*
 - 3. *Account #38041-01 – Enforcement of Money Judgement . . . <53>*
 - B. *Personnel/Escrow Complaint | Woolsey . . . <59>*
 - C. *Legal - IRWD | Woolsey . . . <71>*
 - D. *Legal - Event Timeline | Woolsey . . . <75>*
 - E. *Legal – Calaguas Settlement Follow-up | Woolsey . . . <76>*
 - F. *Legal – City of Lake Forest Maintenance | Woolsey . . . <77>*
- V. OPEN DISCUSSION

Non-action items whereby no action may be taken unless it is deemed an emergency by majority vote of the Board
- VI. ADJOURNMENT