



Board of Directors Meeting **Wednesday, November 29th, 2023, at 5:30 p.m.**

Virtual Microsoft Teams

[Click here to join the meeting](#)

Meeting ID: 236 775 962 80 **Passcode:** onTwgN

Call In Option (Audio Only)

Number: +1 323-433-2148 **Conference ID:** 925 390 460#

Revised Draft Agenda

- Establish Board Quorum
- Call Meeting to Order
- Introduction of the Board of Directors
 - Hunter Tatham, President
 - John Olvera, Vice President
 - Ryan Vaughan, Secretary / Treasurer
- Introduction of Essex Association Management, L.P. Representatives
 - Ryan Corcoran, Community Association Manager
 - Essex Support Staff
- Financials
 - October 2023 Balance Sheet & Income Statement Summary
 - Review and Approve 2024 Proposed Budget with 10% Increase
- Old Business
- New Business
 - Adopt / Amend Policy Changes

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- **State Mandated Policies to be Amended / Adopted**
 - Amend – Collections / Payment Plan Policy
 - Adopt – Enforcement Policy
 - Adopt – Security Measures Policy
 - Adopt – Records Production & Copying Policy
- **Not Required but Highly recommended be Amended/ Adopted**
 - Adopt – Email Registration Policy
 - Adopt – Generator Policy
 - Adopt – Lightning Rod Policy
 - Adopt – Pandemic Policy
 - Adopt – Community Wide Standard Policy
 - Adopt – Drones and Unmanned Aircraft Policy
- **The results of adopting / amending recommended policies will be decided in the meeting.**
 - Ratification for Extension of Declarant Status
- Adjourn Open Session
 - Homeowner Q & A
- Executive Session
- Adjourn Executive Session