

**COMMUNITY ASSOCIATION OF BERNARDO HEIGHTS
OPEN MEETING OF THE BOARD OF DIRECTORS
WEDNESDAY, JANUARY 8, 2025, AT 6:30 PM
AGENDA**

**Community Association of Bernardo Heights Community Center 16150 Bernardo Heights Parkway,
San Diego, CA 92128**

Note: at 5:30PM there will be a Presidents Meeting, Open Meeting to Follow

I. CALL TO ORDER — OPEN MEETING

II. LANDSCAPERS REPORT

III. HOMEOWNER FORUM

Homeowner forum is an opportunity for members to address the Board directly. Depending upon the length of the business agenda, the Board may assign time limits for each homeowner (3-5 minutes suggested).

The Board is not obligated to provide a response to the homeowners at that time but may take the information under advisement and add to future agendas for any decisions if need be.

IV. MINUTES

Open Meeting Minutes – December 11, 2024*

V. FINANCIALS

A. November 30, 2024, Treasurer's Report & Income Statement*

VI. NEW BUSINESS

A. CABH Clubhouse Furniture Proposal

1. Char Garrow, Property Executive Design Consultant The Sherwin Williams Paint Company*

B. Inspectors of Election Appointment, see email dated 12/31/2024

VII. UNFINISHED BUSINESS

A. Clean up after you dog signage update, see email dated 1/2/2025

B. Dog Park

C. Clubhouse Artwork, see email dated December 15, 2024

D. Basketball Court Update

E. Canon Lease Agreement: Twelve month lease Extension Proposal

F. Pickleball Conversion Update: Start date of February 5, 2025

VIII. COMMITTEE REPORTS

A. Architectural Documents*

B. Landscape Report*

C. Rancho Bernardo Community Counsel

D. Rancho Bernardo Planning Board Planning Board, see email dated: 1/2/2025

IX. MANAGER'S REPORT

A. Clubhouse Renovation Update

X. CORRESPONDENCE

A. See email dated December 16, 2024, RE: Meeting

B. See emails from residents, RE: dog park input

- C. See article from Program in Veterinary Behavioral Medicine
- D. 2025 Elections and Special Meeting Dates
- E. Corporate Transparency Act Update

XI. ADJOURN TO EXECUTIVE

EXECUTIVE MEETING — Following the General Meeting

I. CALL TO ORDER — EXECUTIVE MEETING

Pursuant to Civil Code Section 4935 (a), an Executive Session Meeting may be held prior or following General Session Meeting to consider any of the following: litigation, matters relating to formation of contracts with 3rd parties, member discipline, personnel matters, or to meet with a member, upon the member's request, regarding the member's payment of assessments, as specified in Section 5665. **This is a closed session meeting and is not open to owners unless specifically agreed to by the Board per Civil Code Section 4925(a).**

II. EXECUTIVE MINUTES

- A. Executive Session Minutes – December 11, 2024*

III. EXECUTIVE BUSINESS

- A. Violation Hearing*

*Agenda items noted with * are for possible board vote or action.*

