

**NORTHRIDGE HOMEOWNERS ASSOCIATION  
ANNUAL AND REGULAR BOARD OF DIRECTORS MEETING  
October 11, 2022 - 7:00PM. (Via Zoom)**

**ANNUAL MEETING AGENDA**

1. CALL TO ORDER
2. ESTABLISH A QUORUM
  - Appoint an Inspector of Election
3. EXPLANATION OF PROCEEDINGS
  - Election of Homeowner Directors
  - Officer Positions
4. YEAR END EXCESS OPERATING INCOME RESOLUTION
  - Adopt a resolution regarding 2022 excess operating income
5. ADJOURNMENT

**REGULAR MEETING AGENDA**

1. CALL TO ORDER
2. ADOPTION OR MODIFICATION OF MINUTES
  - Regular Board Meeting Minutes May 10, 2022
3. FINANCIALS
  - August 31, 2022 Financials and Related Bank Statements
4. HOMEOWNER COMMENTS
5. OLD BUSINESS
6. NEW BUSINESS
  - Pool & Spa Security - Look at extending security earlier this year and co-share with Wood ranch HOA
  - Pool Deck Review - 5 Year plan and fund from reserves
  - McMahon Redesign - Park entry arbor
  - Notice to homeowners - Violating Pool & Spa hours -fines
  - 2022 Financial Review and Tax Returns
  - 2023 Reserve Study Update
  - 2023 Budget
7. ADJOURNMENT

\*\*Meeting will be held by Zoom. Homeowners interested in attending, may contact PM&A, Inc. by email at [hoamgmt@pmahoa.com](mailto:hoamgmt@pmahoa.com), no later than 3 p.m. on the date of the meeting and provide name and address for verification. Upon verification, Zoom link will be provided.\*\*