

Notice of Meeting
of the
Cowell Homeowners Association, Inc.
Board of Directors

on
March 26th, 2020 at 7:00pm
via teleconference

Due to the Coronavirus/ COVID-19 concerns and governmental “shelter in place” orders, this meeting will be held via teleconference. Any homeowner who wish to join the meeting to observe the business conducted may email businessoffice@walnutcountry.com or call 925-687-9961 for call-in instructions no later than 3:00pm on the day of the meeting. The conference call number will not be posted in any public location, but is available to any Member upon request.

Additionally, if you would like to make a comment during the Open Forum at this meeting, please submit your comment in writing to businessoffice@walnutcountry.com or drop it off at the Business Office mail slot by end of day Wednesday, March 25th. Due to the nature of this meeting’s conference call setup, comments cannot be provided to the Board during the meeting itself.

The Board will be meeting in Executive session at 6:00 pm to discuss litigation, contract formation, member discipline, personnel issues, payments plans and collections or foreclosures. As a reminder, Executive Session meetings are closed to the membership per Civil Code §4935 due to the sensitive nature of the items discussed.

Board Meeting Agenda

- I. **Call to Order**
- II. **Homeowner's Open Forum (written comments only)**
- III. **Approval of Minutes**
 - a. Minutes from February 27th, 2020 and March 12th, 2020 Board of Directors Meeting
- IV. **Committee Reports**
 - a. Architectural Committee Report
- V. **Financials**
 - a. Treasurer's Report
 - b. Financials as of February, 2020
 - c. Record Lien Approval (if needed)
- VI. **New Business/Action & Discussion Items**
 - a. Coronavirus/COVID-19 Discussion
 - i. Closure of Common Area Facilities
 - ii. Ratification of Emergency Decisions
 - iii. Spring Festival Cancellation
 - iv. Spring/Summer Pool Schedule
 - b. Memorial Bench Request
 - c. Late Fee Waiver Request
- VII. **Standing Items**
 - a. Rental Requests
 - b. Association Committees
 - i. Member Appointment
- VIII. **Adjournment**

The Board will be meeting in Executive session at 6:00pm to discuss litigation, contract formation, member discipline, personnel issues, payments plans and collections or foreclosures, including but not limited to the following items:

- a. Violation fine waiver requests
- b. Proposals for common area maintenance and/or repairs