

VILLA ANTIGUA BOARD OF DIRECTORS

NOTICE OF MEETING

TUESDAY, AUGUST 18, 2026

5844 Menorca Drive – Office and Via Zoom Video Conference

<https://us02web.zoom.us/j/84405477701?pwd=d0l6SUQraVcrL0Fua3JtMmxar0NzZz09>

AGENDA

5:30 p.m. Regular Session

I. Call to Order and Introductions

II. Homeowner Open Forum

Note: This is an opportunity for members to provide input to the Board and submit suggestions for future Agenda topics. No action may be taken on issues brought to open forum. Please note that 3 minutes will be allowed per homeowner.

III. Summary of Executive Session

IV. Approval of Meeting Minutes

V. Consent Calendar

VI. Financial Reports & Action Items

- a. Discussion of Delinquent Accounts
- b. Acceptance of Financials

VII. Maintenance Reports

- a. Open and Closed Task Reports
- b. Management Report of Project Updates
 - 1. Slope Enhancement – Acacia Removal
 - 2. Empire Works Deck Repairs
 - 3. Brasseurs Approved Wall Rebuilds
 - 4. Amenities System Upgrade
 - 5. Subrogation Claim for Reimbursement for PD Repairs

VIII. Architectural Requests for Change

- a. **Unit #141** – Roof Replacement Request

IX. Action Items

- a. Unfinished Business
 - 1. Irrigation Lid Replacement Proposal
 - 2. Slope Enhancement – 5 Eucalyptus Tree Removal Proposals
- b. New Business
 - 1. Pool Concrete Bence Replacement Proposal
 - 2. Pickleball Rule Discussion
 - 3. Round-Up Use Discussion

X. Confirm Next Meeting Date: September 15, 2026 @ 5:30pm in Office & on Zoom

XI. Adjournment