



**Marsden Community Homeowners Association  
January 16, 2024 at 6:00 PM  
Executive Session Board Meeting  
Closed to the Membership**

**EXECUTIVE SESSION - CALL TO ORDER**

**CONSENT CALENDAR**

**I. EXECUTIVE SESSION MINUTES – OCTOBER 17, 2023**

**NEW BUSINESS**

**II. HEARINGS**

**III. AGED RECEIVABLE REPORTS**

**IV. AUTHORIZATION TO FILE COMPLAINT; MEDIATION NOTIFICATION AND  
ACKNOWLEDGMENT: APN: 360-581-009 (7633472)**

**INFORMATIONAL ITEMS**

**V. FIORE RACOBS AND POWERS STATUS REPORTS**

**VI. COMMUNITY VIOLATION REPORT**

**Adjourn Executive Session**

***NOTE: This meeting is closed to the membership per Civil Code 4900.  
This notice is required per Civil Code 4900.***



**Marsden Community Homeowners Association  
January 16, 2024 at 6:30 PM  
Open Session Board Meeting  
Avalon Management Conference Building,  
31618 Railroad Canyon Rd., Canyon Lake, CA 92587**

**CALL TO ORDER**

**EXECUTIVE SESSION DISCLOSURE**

**HOMEOWNER FORUM**

**CONSENT CALENDAR**

- I. OPEN SESSION MINUTES – OCTOBER 17, 2023**
- II. UN-AUDITED FINANCIAL REPORTS:**
  - A. September 2023
  - B. October 2023
  - C. November 2023
  - D. December 2023

**NEW BUSINESS**

- III. ARCHITECTURAL APPEAL: XN 2186786 – 31909 SEWALT CT.**
- IV. ANNUAL DISCLOSURE OF MANAGER CERTIFICATION**
- V. AUTHORIZATION TO RECORD LIEN: APN 360-580-019 (7633607)**
- VI. 2024 RESERVE STUDY PROPOSAL**
- VII. HOA ELECTIONS OF CALIFORNIA PROPOSAL**
- VIII. INSURANCE ADVISORY NOTICE TO POLICYHOLDER**
- IX. COMMUNITY EVENTS DISCUSSION**

**Next Meeting: April 16, 2024  
Adjourn Open Session**

*Note: This Agenda has been provided to each homeowner via posting in order to comply with Civil Code Section 4900 that became effective January 1, 2008 that requires that an Agenda be included in the notice for open session Board meetings.*