



**Bear Creek Master Association  
Meeting Notice and Agenda**

Tuesday, May 21, 2024

Bear's Den Meeting Room

22875 Bear Creek Dr. North, Murrieta CA 92562

**Executive Session at 3:30 p.m. in the Bear's Den Meeting Room**

- I. Call To Order at 3:30 p.m.
- II. Executive Meeting Minutes
- III. Legal Updates
- IV. Violations
- V. Collections
- VI. Adjournment

**Regular Session at 4:30 p.m. in the Bear's Den Meeting Room**

- I. Call To Order at 4:30 p.m.
- II. Executive Session Disclosure
- III. Open Forum & Requests
- IV. Consent Calendar
  - a. Regular Session Meeting Minutes – April 16, 2024
  - b. April 2024 Financials
    - i. SoCal Edison Bill
- V. Treasurer's Report/Finance Committee Recommendations
- VI. Management/Facilities Report
- VII. Allied Universal Report
- VIII. Access Control Report
- IX. Landscape Report
- X. Committee Reports
  - a. Architectural Committee
  - b. Courts Committee
  - c. Emergency Preparedness Committee
  - d. Finance Committee
  - e. Fitness Committee
  - f. Hearing Panel
  - g. Landscape Committee
  - h. Newsletter Committee
  - i. Social Committee
- XI. Unfinished Business
  - a. Rule Change Proposal
  - b. Facility ID Card
  - c. Air Flow Proposals
- XII. New Business
  - a. Architectural Committee Volunteer
  - b. South Gate Operator Proposal from Controlled Entrances
  - c. Insurance Proposals
  - d. Southwest Fire (SWF) BCMA Lots Weed Abatement Estimates
  - e. HVAC Repair Proposals
  - f. Camera Upgrade Proposals
- XIII. Open Forum
- XIV. Adjournment



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**Annual Session at 6:00 p.m. in the Bear's Den Meeting Room**

- I. **Polls Open 5:45 pm to 6:00 p.m.**
  - a. Once polls close, no additional ballots will be collected.
  - b. Nominations may be accepted from the floor. Candidates must be present to accept nomination or have submitted written acceptance.
  
- II. **Call To Order at 6:00 p.m.**
  - a. **Introductions**
    - i. Current Board of Directors
    - ii. Management Company Representatives
    - iii. Ballot Inspector – Inspector of Elections
  
- III. **Determination of Quorum**
  - a. If quorum is not reached, the meeting stops at this point. An adjournment date is established.
  
- IV. **Tabulation**
  - a. Envelopes opening and tabulation of ballots by Inspector.
  
- V. **Previous Year's Meeting Minutes**
  - a. May 16, 2023
  
- VI. **Open Discussion/Homeowner Forum**
  
- VII. **Report of Ballot Inspectors**
  
- VIII. **Adjournment**