



Georgetown West Townhouse Owner's Association

9330 W. Sahara Ave., Suite 210, Las Vegas, NV 89117

Phone: 702-405-3300 / Fax: 702-405-3311

BOARD OF DIRECTORS MEETING

October 23, 2023 at 6:00PM

Regency Towers Meeting Room

3111 Bel Air Drive, Las Vegas, NV 89109

The meeting will also be held virtually via Zoom. Please see attached for participation instructions.

"PRUDENCE & TRANSPARENCY: TO MAINTAIN, PROTECT, & ENHANCE THE VALUE OF THE ASSETS"
PLEASE BE ADVISED THAT ACTION MAY BE TAKEN ON ANY ITEM LISTED ON THIS AGENDA

BOARD OF DIRECTORS MEETING AGENDA

- I. ESTABLISHMENT OF QUORUM / CALL TO ORDER
- II. HOMEOWNER OPEN FORUM – QUESTIONS RELATED TO AGENDA ITEMS ONLY
This Open Forum is devoted to comments by Members and discussion of items listed on the agenda, subject to such time limitations as may be imposed by the Board. Under Nevada Law, no action may be taken upon a matter raised during this Open Forum, except in an emergency as defined by NRS 116.31083(13). Homeowners are permitted to speak to the Board of Directors in open forum but are asked to limit their concern to 3 minutes.
- III. REVIEW AND APPROVAL OF MINUTES
A. September 18, 2023
- IV. FINANCIAL REVIEW/TREASURER'S REPORT
A. Review and Accept: September 2023
- V. UNFINISHED BUSINESS:
 - A. Pool Discussion/Update –
 1. Discuss Pool 3 Repairs and Status–
 - a. Review and Discuss Repair Estimates per the Geotech Report
 - b. Review and Discuss the Bids to Fill In Pool 3 to Repurpose the Land
 - B. Review and Discuss Pool 6 Repair Bids
 - C. Review any other Pool Maintenance and Repair Bids and Costs – Pool Replaster and Deck Resurface Bids
 - D. Review and Discuss Pool Committee Appointment
 - E. Review and Approve Emergency Pool Phone Installation Bids
 - F. Landscape Discussion and Updates – Review Landscape Maintenance Bids and Vote to Change or Retain Current Landscaper
 - G. Roof Discussion/Review Bids (Ratify Approvals, if any)
 - H. Physically Impaired Ramp Installation Discussion
 - I. Review and Discuss the Proposed 2024 Budget
 - J. Review and Approve the 2022 Audit
 - K. Open and Review Sealed Pool Maintenance Bids
- VI. NEW BUSINESS
 - A. Review and Discuss Tree Trimming Bids
 - B. Review/Approve Any Outstanding Maintenance items, if any (Motion Required)
 - C. Ratify Prior Actions, if any: (Motion Required)
- VII. HOMEOWNER OPEN FORUM – ADDITIONAL COMMENTS
This Open Forum is devoted to comments by Members and discussion of those comments, subject to such time limitations as may be imposed by the Board. Under Nevada Law, no action may be taken upon a matter raised during this Open Forum, except in an emergency as defined by NRS 116.31083(5) (12). Homeowners are permitted to speak to the Board of Directors in open forum but are asked to limit their concern to 3 minutes.
- VIII. SCHEDULE NEXT MEETING / ADJOURNMENT

(Please see Reverse for the Executive Session Meeting Agenda – Closed Meeting)

In accordance with NRS 116, notification is hereby provided that each Member has the right to have a copy of the minutes or summary of the minutes of the meeting and/or a copy of the audio recording upon request. The minutes and audio recording are available at no charge to the Member if an electronic format is requested. If the Member requires a paper copy, it is available at a cost not to exceed .25 cents per page for the first ten pages, and ten cents per page thereafter. A hard copy of the audio recording is available for a nominal fee.