

## MORGAN CREEK COMMUNITY ASSOCIATION

### Open Board Meeting - 2026 Budget

November 5, 2025 6:00 PM

ZOOM ACCESS ONLY

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[https://us06web.zoom.us/j/89201191632?  
pwd=YLNLmLOpkfOk8me1lJsqmBhTbcaU7t.1](https://us06web.zoom.us/j/89201191632?pwd=YLNLmLOpkfOk8me1lJsqmBhTbcaU7t.1)

#### BOARD OF DIRECTORS MEETING - OPEN SESSION AGENDA

*The following items may be addressed in Executive Session in accordance with California Civil Code 4935(a):*

- *Litigation/Legal Matters*
- *Matters relating to contract formation with third parties*
- *Member Discipline, Delinquencies, Violations, and Enforcement*
- *Personnel matters*

#### I. CALL TO ORDER

#### II. TELECONFERENCE NOTICES

#### III. EXECUTIVE SESSION ACKNOWLEDGMENT/ANNOUNCEMENT

#### IV. 2026 BUDGET DISCUSSION

#### V. OWNER COMMENTS - BUDGET

#### VI. 2026 BUDGET APPROVAL

#### VII. OWNER COMMENTS - NON BUDGET

In accordance with California Civil Code 4920(a), the Association must post or distribute the agenda for Open Session Meetings no fewer than four (4) days prior to an Open Session Meeting. During Homeowner Forum, items not included on the agenda that are raised by homeowners may be briefly responded to by the Board/Management; however, no action may occur with respect to that item unless it is deemed an emergency by the Board of Directors and developed after the agenda was posted and/or distributed. The Board of Directors may refer informational matters and direct administrative tasks to Management and/or contractors. Each homeowner will be given three (3) to five (5) minutes to speak in accordance with the Open Meeting Act, California Civil Code 4925(b), or a total of twenty (20) minutes will be granted for all to address the Board of Directors regarding items of interest or concern.

#### VIII. NEXT BOARD MEETING

An Open Board Meeting is scheduled for November 18, 2025, at 6:00pm. The meeting will be held in-person with Zoom option in the Multi-Purpose Room at Creekview Ranch School, 8779 Cook-Riolo Road, Roseville, CA.

#### IX. ADJOURN