



marinita
HOMEOWNER'S ASSOCIATION

P. O. Box 208
Dana Point, CA 92629

MARINITA HOA MEETING – APRIL 9, 2018

Call to Order: 6:38

Sign In Sheet: Richard Castler, Tom Burger, Mary Lu Howell, Shelly Calderon, Brian Keene and Bookkeeper/Accountant Joyce Christensen

Approval of March Minutes: Tom Burger motioned to approve the minutes, and Brian seconded. All agreed.

Approval/Review of Financial Report: Tom Burger moved to approve the financial report and Richard seconded. All agreed.

OLD BUSINESS

Western Landscaping Update: Richard reported there are currently no ongoing projects. Several Eucalyptus trees have been removed behind lots on Via Lagos. The Board will investigate planting material to replace the removed trees. There still remain dead plant materials that must be cleared and removed.

Slope Maintenance Issues/Updates: HOA Landscape Liaison, Richard, will review with Western Landscaping the reportedly poor condition of the new plantings along Selva Road.

Architectural Committee Extension Amendment: The Architectural Committee Amendment has been recorded with Orange County and published on the Marinita website. The Board reviewed Architectural Committee membership. Currently, two AC members serve on the HOA Board. It was decided having additional outside members is beneficial, and the HOA Board will not take over as the Architectural Committee.

Hedge and Tree Issues/Landscaping Infractions: Several homes in the neighborhood have hedges and trees that are not in compliance with the CC&Rs (Article VII, Section 8, subsections a and b). Letters will be sent to specific homeowners. Lot 13 has been fined for landscaping and abandoned autos in the driveway. The Board will contact the HOA Attorney and file a lien against the property.

NEW BUSINESS

Future HOA Meeting Sites Discussion: There are 10 HOA meetings per year held the second Monday of each month. There are no meetings in November and December. Each Board Member volunteered to host 2 meetings at their homes. Shelly will host the May 14 meeting, and the 2018 HOA Meetings schedule will be determined.

Board Member Responsibilities and Duties: Tom Burger will take over as HOA President, Shelly Calderon will be the HOA Liaison with Western Landscaping. Mary Lu will remain HOA Secretary. Slope maintenance and landscaping continue to be the primary HOA responsibility. New Board Members Brian and Shelly agreed to walk the slopes with Richard and Marty of Western Landscaping and familiarize themselves with this issue and better enable them to share the responsibilities.

Reserve Study Discussion: The Board continues to investigate whether or not to authorize a new Reserve Study. All agreed to review the previous Study.

Past Dues Assessments: Currently 5 Homeowners have overdue dues assessments. Tom agreed to reach out to those homeowners he knows personally prior to initiating a formal collection process.

Next Meeting: May 14, 6:30pm at the home of Shelly Calderon, 33605 Via Lagos

Meeting Adjourned: 8:20