



marinita
HOMEOWNER'S ASSOCIATION
P. O. Box 208
Dana Point, CA 92629

MARINITA HOA MEETING – FEBRUARY 8, 2021

Call to Order: 6:32pm

Sign in Sheet: Thomas Burger, Richard Castler, Shelly Calderon, HOA Financial Records Accountant Joyce Christensen and board member candidate Steve Larson.

Approval of January Minutes: Tom moved to approve the January 2021 Minutes; Richard seconded. All were in favor.

Review/Approval of Financial Reports: Tom moved to approve the January 2021 Financial Report; Richard seconded. All were in favor.

Review Architectural Improvement Applications: Lot 69 submitted an Improvement Application, which was approved, to replace the roofing with the same color that was recently approved on Lot 64. Although browner than the existing roofs, the architectural committee decided that the color was complementary to the neighborhood.

OLD BUSINESS

Western Landscaping Update: Additional planting of the HOA maintained area along Calle Primavera was recently completed. A bid is being obtained for more planting to fill in some remaining bare spots.

Slope Maintenance Issues: Rain sensors which failed to delay the automatic watering schedule following the December 28 rainfall on two controllers were found to be inactive. They have been reset to delay watering for 2 weeks after measurable rainfall. Two controllers without rain sensors must be manually shut off for rain.

CC&R Infractions: Lot 12 tenants have moved a vehicle parked in the driveway and cleaned up other debris in the driveway in response to our letter. A second notice was sent to Lot 64 regarding landscape planting in violation of CC&R Article VII, Section 8. It was decided to hold off a while longer before sending a third letter. A letter was not yet sent in response to a homeowner complaint regarding the rear yard fence visible on Lot 1 from Calle La Primavera. Upon further discussion, it was not resolved whether the fence in question was a violation of CC&R Article VII, Section 8(c).

NEW BUSINESS

Review Homeowner Correspondence: No new correspondence was received.

HOA Board of Directors Nominations: The ballots have been mailed for the 2021 election of the board.

OPEN DISCUSSION

Joyce reported that the problem with several homeowner dues checks which were ingested by the ATM without posting into the HOA account is still unresolved. She is working with the Bank to resolve the issue. Affected homeowners have been notified by mail. Deposits are usually made in the branch when the branch is open.

Meeting adjourned: 7:30pm